

REPORTS  
ON THE  
REVENUE SETTLEMENT  
OF THE  
NORTH WESTERN PROVINCES  
OF THE BENGAL PRESIDENCY,  
UNDER REGULATION IX, 1833.

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BY AUTHORITY.

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1862.



## PREFATORY NOTE.

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MANY of the Reports in these Volumes have been already published by Government. A new edition being required, it has been thought expedient to add a selection of other settlement reports which appeared before it had become customary to print such documents. A permanent interest attaches to the record of the important measures adopted for the settlement of the Land Revenue in these Provinces under Regulation IX, 1833, and at the present moment they possess a special value in view of the re-settlements now in progress.

By order of the Sudder Board of Revenue, N. W. P.

ALLAHABAD : }

G. H. M. BATTEEN,

1st April, 1862. }

*Secretary.*



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REPORT  
OF THE  
SETTLEMENT OF THE CEDED PORTION  
OF  
THE DISTRICT OF AZIMGURH.

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REPORT  
ON THE  
SETTLEMENT OF THE CEDED PORTION  
OF  
THE DISTRICT OF AZIMGURH,  
COMMONLY CALLED "CHUKLAH AZIMGURH."  
By J. THOMASON, Esq.,  
COLLECTOR OF AZIMGURH.

*Dated Agra, December 16th, 1837.*

1st. The completion of the settlement of Chuklah Azimgurh, affords the opportunity for offering some remarks on its state. The settlement operations have extended from the year 1833 to 1837, and been conducted either by myself, or others acting under my superintendence. I am hence desirous to place on record the principles which have guided me, and to note some circumstances, a correct understanding of which is essential to the future prosperity of the district. My remarks are intended to be strictly practical, and to convey impressions and opinions having reference to the locality.

2nd. A brief statistical account of the Chuklah will form a fitting introduction to the subject.

3rd. It lies between the 25th and 27th degrees of north latitude, and the 82nd and 84th degrees of east longitude. It is bounded on the west by the Oude territories, on the north by the river Goggra and district of Goruckpore, and on the south and east by the river of Benares. The country is generally low, with water near the surface, and abounding in large jheels, or lakes. It is traversed from west to east by several rivers or streams, all of which take their rise from lakes situated either in the district itself or in Oude, at a short distance to the west between the Goggra and the Goontee, and fall into the Ganges; of these the Surjoo and the Tonse are navigable during the rains, whilst the Phurchee, the Koonwur, the Bainsehee, the Munglai, the Beysoo, and the Gunghee, are never navigable, but are highly valued for the irrigation which they extensively supply.

4th. The soil is generally fertile and peculiarly adapted for the cultivation of the Sugar-cane. There are however Salt or *Dosur* plains, which no culture can ever render productive.

5th. The size and general character of the several sub-divisions of the district will best appear from the following tables. They show the arrangements which have been made for the fiscal and civil administration and for the police of the district, and the charge which the establishments constitute on the resources of the district.

## I.

*Table showing the size and resources of the several Pergunnah Divisions of the Chuklah.*

Name of Pergunnah.	Name of Tuppah.	No. of Villages	Area in Acres of cultivated Land.	Area in Acres of cultivable Land	Area in Acres of uncultivated waste.	Total Area in Acres.	Highest Jumma of present Settlement.	Population.
Atrowlee } Tilhensee, ..	.. .. .. ..	361	43,867	22,642	7,980	74,498	81,587	46,271
Kowreenh, ..	.. .. .. ..	145	20,924	12,777	4,910	38,611	37,917	18,840
Gopalpoor, ..	.. .. .. ..	175	16,487	7,417	6,819	30,708	27,920	15,818
Suggree ..	Akberpoor, ..	71	7,120	1,353	6,620	15,098	14,918	10,599
Buchour, ..	.. 40	3,203	720	1,681	5,604	5,656	3,494	
Baroohhur, ..	.. 37	3,117	808	3,126	7,051	8,881	4,710	
Birman, ..	.. 35	3,975	1,055	3,380	8,360	7,498	4,461	
Bindrowl, ..	.. 120	11,327	1,986	13,136	26,149	24,447	18,886	
Bilarree, ..	.. 72	6,586	1,451	5,651	13,688	14,245	9,808	
Chinchool, ..	.. 92	10,536	5,316	9,494	25,345	16,794	12,159	
Haveloe Khoormabad, ..	.. 93	4,684	1,180	3,866	9,730	8,630	5,595	
Khas, ..	.. 64	8,202	7,689	8,152	24,043	14,558	10,908	
Koorkoonar, ..	.. 52	6,118	1,556	3,876	11,550	12,019	3,983	
Total of Pergunnah Suggree,		676	64,867	23,114	58,932	1,46,913	1,27,646	84,501
Ghosee, ..	Chakeysur, ..	60	9,760	4,152	3,971	17,883	20,507	7,319
	Havelee, ..	159	14,800	8,039	15,727	38,506	28,271	11,416
	Sinuree, ..	28	3,750	2,401	5,532	11,683	7,951	2,473
	Koorhunee, ..	65	8,783	3,717	7,121	19,621	17,500	9,958
	Gontha, ..	63	8,118	3,109	6,214	17,441	19,790	11,506
Total of Pergunnah Ghosee,		375	45,211	21,418	38,565	1,05,194	94,079	42,672
Nuthoopoor,	.. .. .. ..	327	38,647	10,276	26,784	75,707	58,887-6	38,724
Mahol, ..	Uturahee Rooshunge, ..	89	22,006	7,111	17,429	46,636	46,926	29,481
	Powai, ..	118	14,923	11,547	5,662	32,132	29,810	14,107
	Deedargunge, ..	162	23,759	15,798	9,140	48,697	52,412-4	30,868
	Mahol, ..	165	18,783	15,534	5,268	39,580	38,553	22,215
Total of Pergunnah Mahol, ..		534	79,571	49,980	37,494	1,67,045	1,67,711	96,668
Nizamabad,	Utharsee, ..	75	8,557	1,968	3,165	18,690	17,907	18,407
	Belah, ..	112	15,576	5,312	15,461	36,349	41,941	19,106
	Phurchuk Havelee, ..	182	14,205	5,885	12,619	32,209	31,487	19,205

*Table showing the size and resources of the several Pergunnah  
Divisions of the Chukkab.—(Continued.)*

Name of Pergunnah.	Name of Tuppah.	No. of Villages.	Acre in Acre of cultivated Land.	Acre in Acre of cultivable Land.	Acre in Acre of uncultivated land.	Total Area in Acres.	Highest Jumma of present Settlement.	Population.
	Dobartah.	122	12,100	1,120	7,596	23,822	27,995	15,987
	Dowlutabad.	114	19,838	4,427	20,278	44,513	47,982	20,294
	Deadpoor.	56	7,732	1,708	11,203	20,704	20,335	9,004
	Kotah.	136	13,347	6,873	9,811	30,031	30,558	21,270
	Goozarah.	83	8,070	2,447	7,194	18,511	18,563	12,195
	Nundaow.	130	14,172	1,330	17,241	35,743	41,751	26,889
	Hurbunspoor.	140	12,446	4,680	8,959	26,065	28,889	12,946
	Total of Pergunnah, Nizamabad.	1150	1,26,110	41,750	1,13,807	2,81,667	3,07,413	1,83,617
Kurniat Mittoo.	Amadhyee.	28	2,870	1,691	2,572	7,139	6,814	2,706
	Taree.	38	3,596	963	3,100	7,601	7,452	2,554
	Total of Pergunnah Kurniat Mittoo.	66	6,472	2,653	5,672	14,800	14,296	5,260
Cheriakote.	Havellee.	122	8,185	3,244	3,351	11,786	16,320	8,005
	Khampoor.	78	6,013	2,353	4,102	12,470	11,643	7,121
	Dhuniwara.	52	7,186	3,029	4,269	11,354	12,152	9,026
	Suleemabad.	38	2,575	1,441	1,251	5,270	4,969	3,260
	Total of Pergunnah, Cheriakote.	290	23,959	10,139	12,376	47,671	45,084	27,412
Belhabans.	Ooturuha.	89	12,764	5,312	6,478	21,551	25,548	6,472
	Duhkundha.	71	7,218	3,223	3,834	14,375	14,389	8,121
	Total of Ph. Belhabans.	163	19,982	8,535	10,312	38,829	39,937	14,893
Mahomedabad Gohna.	Oowkaf.	30	1,566	903	1,355	3,821	3,737	1,369
	Behrpoor.	121	14,304	8,125	12,17	34,616	32,543	22,800
	Purdula.	61	9,842	5,987	8,981	21,810	21,079-8	9,755
	Chitpoor.	47	5,076	4,6 2	6,993	16,731	11,966	5,129
	Havellee.	120	8,196	5,178	7,708	21,142	16,155	9,725
	Khampoor.	64	6,278	3,685	5,527	15,490	12,810	6,816
	Khair.	101	9,813	5,820	8,731	24,370	21,784	9,440
	Nudwan.	78	9,983	4,288	6,131	20,762	20,036	12,628
	Nusseeroollahpoor.	72	9,702	5,512	8,314	23,558	19,741-10	17,987
	Walledpoor.	65	6,295	2,347	3,521	12,163	13,878	8,584
	Total of Ph. Mahomedabad Gohna.	759	81,061	46,537	69,808	1,97,406	1,73,750-8	1,04,233
Mhownat Bhunjun.	..	64	4,886	3,858	5,630	14,304	11,727-6-9	14,625
Deogaon.	Burdah.	81	5,198	1,751	5,252	12,201	12,160-12	9,377
	Chowree.	70	13,478	3,982	11,883	29,323	25,420	16,184
	Squaree.	28	3,526	929	2,786	7,241	7,507-8	4,583
	Saifabad.	22	2,489	756	2,206	5,511	4,750	4,636
	Shahpoor.	52	5,729	1,905	5,896	13,580	12,522	7,787

*Table showing the size and resources of the several Pergunnah Divisions of the Chuklah.—(Continued.)*

Name of Pergunnah.	Name of Tuppah.	No. of villages.	Area in Acres of cultivated Land.	Area in Acres of culturable Land.	Area in Acres of uncultivated waste.	Total Area in Acres.	Highest Jumma of present Settlement.	Population
Shah Sulek-	{	34	3,814	1,469	4,405	9,688	7,631	3,839
mipoor,	}							
Kinsbah	{	102	7,580	1,092	5,974	15,546	16,533	4,10
Havelee,	}							
Koolah,	{	111	12,556	3,249	9,746	25,551	24,001	22,918
Khurson,	}	21	2,840	834	2,503	6,177	8,146	1,471
Total of P.	{	516	57,210	16,907	50,711	124,828	1,18,089	8,10
Deoagan,	}							
Grand Total.		5541	6,29,284	2,78,086	4,50,309	13,57,579	13,06,642	12
								7,79,555

NOTE.—The total area is inserted, as given by the Survey conducted on the principles of European science. The cultivated and culturable areas are given from measurements made by natives in the method of the country. The Jumma is the maximum which can be reached during the term of the Settlement, but its perfect attainment is dependent on the lapse of some Maafee tenures which are held rent-free during the lives of the present incumbents. The population is given from the average of several estimates made by different persons, and under different circumstances, and has been corrected as much as the nature of the case admits. It is however at best but an approximation to the truth.—Total area 2,121 square miles; and 367.5 inhabitants to the square mile.

## II.

*Table showing the extent of the several Fiscal Divisions of the Chuklah, and the cost of the Tehseeldaree Establishments.*

Name of Tehseeldaree	Name of Perghs. it contains.	No. of Villages.	Total Area in Square Miles.	POPULATION.			Highest Jumma of Settlement.	Charge of Establishment.	Per Centge of Charge on Jum.
				Agricultural.	Non-Agricul-tural.	Total.			
1. Koelsah	{ Atrowleah Til-hanec, Kowreesah and Gopalpoor.	681	224	59,421	21,508	80,929	1,47,424	6,336	4 14
2. Suggree,	Suggree.	676	230	65,102	19,399	84,501	1,27,646	4,476	3 64
3. Ghosee,	{ Ghosee and Mit-	702	282	53,528	27,868	81,396	1,52,906	4,506	3 0
	hanpoor,								
4. Mahol,	Mahol, . . . . .	584	261	69,740	26,926	96,666	1,67,711	5,816	3 1
5. Nizamabd	Nizamabd, . . . . .	1150	440	1,34,884	49,283	1,88,617	3,07,411	9,108	215
6. Cheria-kote, . . .	{ Cheria-kote, Ke-riat Mitthoo, & Belhabans, . .	519	158	34,697	12,868	47,565	99,817	4,284	4 8
7. M a h o - medabad	Mahomedabad, Gohna, & Mow-	823	381	78,765	45,093	1,18,858	1,85,477	4,812	2 94
	nat Bhunjun,								
8. Deogaon,	Deogaon, . . .	456	195	68,517	22,506	86,023	01,18,689	4,008	3 6
Total, . . .		5541	2121	5,54,104	2,25,451	7,70,555	13,06,642	42,936	34

Note.—The area, population, and Jumma are entered as in the preceding Table.

111.

*Table showing the extent of the several Police Divisions of the Thuk-lah, and the cost of the Establishment.*

Name of Tehseeldars.	Name of Thanniz.	No. of Villages	Total area in Square Miles	Population	No. of Agricultural land	No. of wasteland	No. of Arable land	Per cent of cultivated land	Cost of establishment per Aminum.	Per centage of charge on Jumma.
I. Attooleah,	236	77	22.103	8,249	20,342	57,662	1,824	3	2	1
2. Koelsah,	270	99	25.510	9,219	31,759	61,441	1,521	2	1	1
3. Mahbari gunj,	175	18	11.778	4,049	15,18	27,920	1,824	6	4	1
4. Bawali gunj,	227	81	26.981	7,139	34,120	48,53	6,600	1	3	1
5. Uzautgarh,	419	149	38,123	12,269	50,381	73,791	1,281	1	12	2
6. Ghosee,	375	14	33,532	18,849	42,672	94,074	1,284	1	5	1
7. Muddholan,	325	118	29,493	9,028	38,721	6,887	7,45	1,284	2	1
8. Mulhol,	282	118	42,177	17,867	60,314	69,634	1,824	3	9	1
9. Deedargunj,	251	113	57,263	9,039	36,322	68,077	1,824	1	13	1
10. Kirtwaleea Azingulah,	813	141	27,399	17,125	44,524	69,706	1,380	1	15	1
11. Nizamabad,	455	291	45,236	13,059	60,295	95,954	1,272	1	5	1
12. Gunnapoor,	382	208	59,699	16,069	78,798	1,41,731	1,536	1	13	1
13. Cheriakote,	556	97	22,782	9,880	22,672	59,380	1,404	2	6	1
14. Bellabans,	163	61	11,915	2,978	14,83	39,947	1,556	3	6	1
15. Moharrack puro,	400	137	29,228	20,056	49,294	79,143	1,284	1	9	1
16. Kopai,	150	70	15,602	1,013	30,615	29,777	1,284	3	3	1
17. Mhow,	273	124	28,925	10,024	38,919	65,557	1,284	1	14	1
Deogaon,	456	195	63,517	22,506	86,023	1,18,639	1,320,	1	14	1
<b>Total,</b>	<b>5,341</b>	<b>2,121</b>	<b>5,54,101</b>	<b>2,25,451</b>	<b>7,79,551</b>	<b>13,06,642</b>	<b>2,5,692</b>	<b>1</b>	<b>152</b>	

NOTE.—The area, population, and Drama were entered as in the preceding Tables.

## IV.

*Table showing the strength and charge of the Local Establishment  
on the Jumma of the Chinkah.*

Nature of Establishments.	No. of unarmed per- sons on the Establish- ment.	No. of Armed per- sons on the Establish- ment.	Total of persons.	Cost of Establishment.	Per Centage of charge upon a Jumma of 13,06,642.	Remarks.
Sudder Revenue Establishment, Mofussil Tehseldarce Estabt....	49	...	49	28,356	2 2 $\frac{3}{4}$	This is exclusive of the Akbariee, Stamps, and Opium.
	126	328	484	42,936	3 4 $\frac{1}{2}$	
Total Revenue Establishment, Sudder Magisterial Establishment,	175	328	503	71,292	5 7 $\frac{1}{4}$	This excludes the Jail Estabt and Burkundaze Guard.
	45	159	204	34,120	2 9 $\frac{3}{4}$	
Mofussil Police Establishment, Total Magisterial Establishment,	18	360	378	25,692	1 15 $\frac{1}{2}$	
	63	519	582	59,812	4 9 $\frac{1}{2}$	
Sudder Judicial Establishment, Mofussil Judicial Establishment,	41	15	56	39,512	3 0 $\frac{1}{2}$	
	6	...	6	3,660	0 4 $\frac{1}{2}$	
Total Judicial Establishment,	47	15	62	43,172	3 4 $\frac{3}{4}$	
Grand Total,...	285	862	1,147	1,74,276	13 5 $\frac{1}{2}$	

N. B.—The Darogahs, Jemadars, Sowars, and Burkundazes are reckoned as armed; the rest are unarmed. The Sudder Establishments show that portion of the charge which should be debited to the Chinkah Pergunnahs, exclusive of Pergunnahs Secunderpoor, and Budaoor, which are part of the permanently settled province of Benares. The charge has been distributed on the Jumma, but the total of persons is shown. The higher Civil Establishments are assumed at the average salaries of the respective grades, thus, 1 Collector and Magistrate at 22,500 per annum. 1 Judicial Magistrate and Deputy Collector at 12,000 per annum. 1 Judge at 30,000 per annum. 1 Principal Sudder Ameen at 7,200 per annum. 1 Native Deputy Collector at 4,800 per annum. 2 Moonsiffs at 1830 per annum.

6th. The chief natural products of the district are Sugar, Indigo and Opium. Comparatively little grain is grown in the district, seldom sufficient for the support of the whole population, which is partly dependent upon importation from the neighbouring district of Goruckpore, or from Behar, or the Western Provinces, as the crops in either direction may happen to have been the most plentiful. The river Gogra is the general channel for these importations. Golahs, or grain markets, are established all along the course of this stream, and the supplies are thence poured in, as necessary, to all the manufacturing towns in the district.

7th. Sugar is the staple produce. It is cultivated throughout, and always yields a high rent, generally 12 or 15 rupees the acre; but in some parts of Pergunnah Mahol, where the finest Sugar land is situated, it runs as high as 30 or 40 rupees the acre. An effort has been made to ascertain the value of the Sugar annually produced in the district, founded on a calculation of the quantity of land shown by the settlement returns to be under Sugar cultivation, and the average produce of the land. This estimate gives a total area of 1,02,735 bengahs (acres 57,877), the produce of which is 12,32,707 Ghazepore maunds (11,55,663 cwt.) of Goor, or inspissated juice. This may be valued at 33,89,946 rupees, and is calculated to yield 3,08,177 maunds (2,88,916 cwt.) of Sugar of 1st quality, and 1,23,271 maunds (1,15,989 cwt.) of Sugar of 2nd quality, and to give the manufacturers a net profit of 4,12,957 rupees. For this estimate, I am indebted to the ingenuity and research of my successor in the collectorship of the district, Mr. R. Montgomery. As the calculation is curious, I have given it in detail in the Appendix (A.).

F. A.D.	
Price of Goor in 1236 1829...12	Srs. for the rupee
„ 1237 1830...12	„
„ 1238 1831...14	„
„ 1239 1832...17	„
„ 1240 1833...23	„
„ 1241 1834...20	„
„ 1242 1835...16	„
„ 1243 1836...16	„
„ 1244 1837...12	„

8th. The price of Sugar has varied considerably during the last few years. When that article formed part of the Company's investment, about 5 or 6,00,000 were advanced to persons in

the district for its supply, and then prices were steady; but when this demand was suddenly stopped in 1832-3, and the Company withdrew from the market, prices of course fell, and some distress was consequently experienced till the trade found new channels. Lately, the reduction in England of the duties on East India Sugar, has occasioned much speculation, and a great rise of prices. It is not likely they will continue long at the same standard, but a much lower rate will handsomely remunerate the cultivator, and lead to considerable extention of the cultivation.

9th. The immediate effect of the demand for the home market has been to draw down to Calcutta a great deal of the Sugar, which till lately had found its way to Mirzapore, and thence to the markets of Central India, and the Western Provinces. The total quantity for which certificates have been granted under Act XXXII, 1836, from the time the provisions of that enactment came into operation in December 1836, till November 1837, was 1,58,162 maunds. All the raw produce of the district is manufactured into Sugar within its limits, and exported in the

refined state. European skill or capital has not yet been largely or successfully employed in the manufacture : this is generally conducted at small native factories scattered all over the districts. There are scarcely any large villages without one or two of these factories, which afford a ready market for the produce of the surrounding country. The largest native factory belongs to Deep Chund Sahoo, and is situated at Deeha, in Pergunnah Nizamabad, about eight miles south east of Azimgurh. The same person has also a similarly large factory at Muchaitee in Jaunpore, just on the southern border of Pergunnah Deogaon, whence a great deal of the raw material is drawn. It should however be remarked, that the juice is expressed, and inspissated, i. e. formed into Goor, by every cultivator himself, at simple mills, and boilers erected in the immediate neighbourhood of his field. The manufacturer confines his labour to converting this Goor into refined Sugar.

10th. Indigo was some years ago much more cultivated than it is at present : the quantity now annually manufactured is about 1,500 maunds. It is reckoned a good quality in the market, and brings a good price, but still neither the climate nor soil is peculiarly adapted to the production of the plant ; and whilst Sugar is so much in demand, advances can readily be obtained by the cultivators on Sugar-cane crops, and the facilities of procuring land for Indigo will be diminished. Since, however, Europeans have been permitted to hold land, several villages, or parts of villages, have passed into the hands of the Indigo planters by sale, or mortgage, and in these Indigo can be cultivated to any extent that may be found profitable.

11th. About 1,700 maunds of Opium are annually produced in the district. This, at the cost price of 300 rupees per maund, would bring upwards of 5,00,000 of rupees into the hands of the agriculturists. The cultivation of the Poppy is at present confined almost entirely to the Keorees, a class of industrious cultivators, some of whom are to be found in almost every large village in the district, conducting the garden cultivation in its immediate precincts. They are generally tenants with rights of occupancy, or at will, and are very seldom themselves proprietors of the land. They constitute almost a separate community, having Mahtoes or Sirdars from amongst their own body, through whom their concerns, especially in the Opium department, are managed. The cultivation of the Poppy might be very much increased, and the north eastern parts of the district are peculiarly adapted for its production ; but the expenses attending the cultivation are heavy, and now that Sugar yields so profitable a return, and is so much in demand, it is not probable that the production will be greatly increased at the present price. The cultivation is also generally unpopular ; the Zemindar is jealous of his Keorees taking advances from the Opium department, because it renders

them, in some measure, independent of him, and introduces into the village another authority than his own. The *Koorees* themselves would like the employment, if they were always sure of protection from the exactions of the inferior officers of the department. This of course depends upon the nature and vigilance of the superintendence exercised over the department. At present the organization is far more complete and efficient than it has been for some time.

12th. The manufactures of the district are a considerable source of wealth to it. These consist mainly of Cotton cloths, but some Silk goods are also made, and others, containing a mixture of Cotton and Silk, commonly called Tussur. The demand for these goods used to be very great, but is now much diminished by the competition of English goods. English twist is also very extensively introduced into the market, and has in a great measure supplanted the use of the native thread. This again has much injured the quality of the cloth, for though the English is more regular and even in its texture, it is far less durable than the country thread. The Cloth is made at looms erected in the private houses of the weavers, who are congregated in great numbers at some of the principal towns, such as Moolbaruckpoor, Kopah, and Mhow, and are also to be found in many large villages in all parts of the district. They are all Mahomedans, a weak and sickly looking people but mostly possessing fire arms, and very liable to be excited to riot by any thing which affects their religious prejudices. They have of late years been particularly turbulent, in consequence of the tenets of Seyud Uhmud. This sect is especially opposed to the ceremonies of the Mohurrum, and the several superstitions which characterize the prevailing belief of the Sheeas; whilst, by its general intolerance, it tends to embroil the whole body of Mussulmans with the Hindoo population.

13th. Every loom pays a small acknowledgment to the Zemindar, under the title of *Kurgashée* (from *Kurga*, a loom). This is commonly called a tax, but it is more properly a rent, or equivalent for permission to reside on the estate, and obtain the protection of its owner. The payment is very trifling, generally of a few annas on each loom in the year; it is highly prized by the Zemindars, and cheerfully paid by the weavers, when no attempt is made to raise the rate, or to infringe upon the established custom regarding it.

14th. It is calculated that there are 13,682 looms in the district, of which 10,561 are for the manufacture of Cotton, and 3,121 of Silk and Tussur goods. These looms probably produce 10,00,000 of pieces in the year, which may be valued at 23,00,000, and are supposed to yield a net profit of nearly 4,00,000 to the manufacturers. The particulars of this estimate, also furnished to me by the kindness of Mr. Montgomery, will be found in the Appendix (B). It is not likely to be too high, for the

value of the exports in Cloth are supposed to be about 10,00,000 rupees, which would leave only 13,00,000 rupees worth to clothe 8,00,000 of people. None but the more wealthy classes wear any other than the manufactures of the district. \*

15th. It is not easy to account for the existence of these manufactures, so far inland, and in a country where no Cotton whatever is produced. Their rise was probably occasioned by peculiar encouragement afforded by former Governments ; and in Mhow, tradition especially states this to have been the case, when the little Pergunnah formed the appanage of one of the Begums of the imperial house of Delhi, in the reign of the Emperor Shah Jehan. Probably, too, the superior fertility of the soil, the uniformity of the climate, and the exemption of the country from the severe droughts which occasionally lay waste other districts, has contributed to this. The great variation of the price of food in the large grain districts, would tend to discourage the formation of a manufacturing community. The habits which would be naturally engendered in a year of plenty would necessarily cause ruin and emigration in a year of local scarcity. On the other hand, a district which is always dependent on commerce for the support of its redundant population, would never suffer much distress, except in a season of general famine, when the whole country would be reduced to equal misery and destitution.

16th. There is not much trade passing through the district. The Goggra and Goomtee on either side of it, and the Ganges at no great distance, are the great channels of commerce. Some Salt finds its way across from the Ganges to the Goggra, and grain is carried back in return, but this is mostly intended to facilitate the supply of the local wants of intermediate towns. A considerable quantity of Cotton however passes from Mirzapore, and the markets near Allahabad to Goruckpore, and Nipal through Jaunpore and Azimgurh.

17th. The chief Exports and Imports of Goods may be roughly stated thus, though the latter are evidently much underrated—bullion, in shape of cash remittances by the Government, is not mentioned.

#### *Exports.*

Cotton and Silk Piece Goods (entirely in hands of

Native traders),	...	...	...	...	10,00,000
Opium,	...	...	...	...	5,09,700
Indigo,	...	...	...	...	2,70,000
Sugar exported by Europeans,	...	...	...	...	19,00,000
Ditto ditto by Natives,	...	...	...	...	3,50,000

Total Rs. ... 40,29,700

## APPENDIX (A)

### *Sugur cultivation in the District of Azimgurh.*

Name of Peigunmoh.	No of Beegahs of Cultivated land in the Peigunmohs	Of these no Beegahs of Sugarcane	Average produce of Goor about 12 Ghazepore maunds per Beegah	First boiling of Goor gives an average 25 per cent 1st quality Sugar.	Second boiling of Goor and Molasses gives about 10 per cent of 2nd quality sugar	About 45 per cent of Molasses remains	THE PRICES VARY WITH THE SEASON AND MARKETS								PROFIT AND LOSS																																																																																								
							Cost of Goor at 2-12 per maund	Goor being 2-12 per maund the 1st quality Sugar should fetch 7-8 per Ghazepore maund	Second quality of Sugar should fetch 7-8 per Ghazepore maund	Value of Molasses about 7 Rs per maund.*	Cost of Goor, Interest on this at 12 per cent for 6 months,	7,00,809 0 12 0	42,048 8 16 1	Price of 1st quality Sugar, Ditto 2nd ditto, Net profit Co's Rs	6,37,090 2 0 0 7,42,857 9 8 1	1,91,120 11 17 2 8,23,288 13 17 2	85,37 1 9 1	Cost of Goor, Interest on this at 12 per cent for 6 months,	5,80,919 5 4 0	34,856 15 3 2	Price of 1st quality Sugar, Ditto 2d ditto, Net profit Co's Rs	5,28,135 12 0 0 6,15,806 1 7 2	1,58,410 11 13 13 8,576 7 18 1	70,770 3 5 5	Cost of Goor, Interest on this at 12 per cent for 6 months,	28,500 6 0 0	1,715 6 15 2	Price of 1st quality Sugar, Ditto 2d ditto, Net profit Co's Rs	25,991 4 0 0 30,805 12 15 2	7,797 0 0 0 38,783 10 0 0	3,432 13 1 2	Cost of Goor, Interest on this at 12 per cent for 6 months,	4,81,930 6 8 0	25,013 13 19 1	Price of 1st quality Sugar, Ditto 2d ditto, Net profit Co's Rs	3,92,664 0 0 0 4,57,516 4 7 1	1,17,799 3 4 15,10,403 3 4 1	52,616 11 17 0	Cost of Goor, Interest on this at 12 per cent for 6 months,	3,30,599 5 16 0	19,835 15 5 0	Price of 1st quality Sugar, Ditto 2d ditto, Net profit Co's Rs	3,00,514 14 0 0 3,50,435 5 1 0	90,163 7 8 3,39,708 5 8 3	40,273 0 7 0	Cost of Goor, Interest on this at 12 per cent for 6 months,	1,58,638 1 12 0	9,218 4 12 0	Price of 1st quality Sugar, Ditto 2d ditto, Net profit Co's Rs	1,39,671 0 0 0 1,62,856 6 4 0	41,901 1 17 2,1,81,572 4 17 2	18,715 14 13 2	Cost of Goor, Interest on this at 12 per cent for 6 months,	1,97,818 11 8 0	7,660 2 18 3	Price of 1st quality Sugar, Ditto 2d ditto, Net profit Co's Rs	1,16,109 0 0 0 1,35,148 1 6 3	34,859 11 4 1,15,058 11 1 1	15,570 9 17 2	Cost of Goor, Interest on this at 12 per cent for 6 months,	53,530 15 4 0	5,311 13 18 2	Price of 1st quality Sugar, Ditto 2d ditto, Net profit Co's Rs	48,664 8 0 0 50,742 13 2 2	14,599 5 11 1 63,263 13 11 1	6,521 0 8 3	Cost of Goor, Interest on this at 12 per cent for 6 months,	1,16,194 10 8 0	6,971 10 17 1	Price of 1st quality Sugar, Ditto 2d ditto, Net profit Co's Rs	1,05,631 8 0 0 1,23,166 5 5 1	31,689 7 4 1 1,37,820 15 4 1	14,154 9 19 0	Cost of Goor, Interest on this at 12 per cent for 6 months,	1,88,144 8 16 0	11,288 10 15 0	Price of 1st quality Sugar, Ditto 2d ditto, Net profit Co's Rs	1,71,040 8 0 0 1,99,488 3 11 0	51,812 2 7 0 2,22,852 10 7 0	22,910 6 16 0	Cost of Goor, Interest on this at 12 per cent for 6 months,	74,187 8 0 0	4,450 0 16 0	Price of 1st quality Sugar, Ditto 2d ditto, Net profit Co's Rs	67,425 0 0 0 78,617 8 16 0	20,227 8 0 0 87,052 8 0 0	9,084 15 4 0	Cost of Goor, Interest on this at 12 per cent for 6 months,	1,22,075 4 0 0	7,824 5 18 0	Price of 1st quality Sugar, Ditto 2d ditto, Net profit Co's Rs	1,10,977 8 0 0 1,29,309 3 18 0	83,998 4 0 0 1,44,270 13 19 0	14,861 1 12 0	Cost of Goor, Interest on this at 12 per cent for 6 months,	1,18,644 0 0 0 1,38,633 14 12 0	35,698 8 2 0 21,621 13 14 0	14,861 1 12 0	Price of 1st quality Sugar, Ditto 2d ditto, Net profit Co's Rs	1,05,205 8 0 0 1,25,200 3 17 0	27,007 7 1 0 13,750 12 11 0	14,861 1 12 0	Cost of Goor, Interest on this at 12 per cent for 6 months,
Nizamabad,	2,12,866 7 0	21,236 12 15	2,54,839 26 0	63,709 36 8	25,483 33 10	1,14,677 33 12	7,00,809 0 12 0	6,87,099 2 0	1,91,120 11 17	1,14,677 13 10	Cost of Goor, Interest on this at 12 per cent for 6 months,	6,37,090 2 0 0 7,42,857 9 8 1	1,91,120 11 17 2 8,23,288 13 17 2	85,37 1 9 1																																																																																									
Mahomedabad,	1,86,327 0 0	17,604 10 10	2,11,254 12 0	5,21,813 23 0	21,125 17 8	95,004 7 7	5,80,949 5 4	5,28,135 12 0	1,58,140 11 13	95,061 6 19	Price of 1st quality Sugar, Ditto 2d ditto, Net profit Co's Rs	5,28,135 12 0 0 6,15,806 1 7 2	1,58,410 11 13 13 8,576 7 18 1	70,770 3 5 5																																																																																									
Mownat Bhunjun,	8,663 13 0	866 7 10	10,896 20 0	2,599 5 0	1,039 20 0	4,678 17 0	28,590 6 0	25,901 4 0	7,797 6 0	4,678 6 16	Cost of Goor, Interest on this at 12 per cent for 6 months,	25,991 4 0 0 30,805 12 15 2	7,797 0 0 0 38,783 10 0 0	3,432 13 1 2																																																																																									
Mahole,	1,69,118 0 0	18,088 16 0	1,57,065 24 0	39,266 16 0	15,706 22 6	70,670 20 13	4,31,930 6 8	3,92,664 0 0	1,17,709 3 4	70,679 8 6	Price of 1st quality Sugar, Ditto 2d ditto, Net profit Co's Rs	3,92,664 0 0 0 4,57,516 4 7 1	1,17,799 3 4 15,10,403 3 4 1	52,616 11 17 0																																																																																									
Suggree, ..	1,07,185 8 0	10,018 3 5	1,20,217 38 0	30,054 19 8	12,021 31 13	54,008 3 2	3,30,599 5 16	3,00,511 14 0	90,183 7 8	54,098 1 5	Cost of Goor, Interest on this at 12 per cent for 6 months,	3,30,599 5 16 0 19,835 15 5 0	90,163 7 8 3,39,708 5 8 3	40,273 0 7 0																																																																																									
Deogaon,	95,645 2 0	4,655 14 0	55,868 16 0	13,967 4 0	5,586 33 10	25,140 31 4	1,53,638 1 12	1,39,671 0 0	41,901 4 17	25,140 12 10	Price of 1st quality Sugar, Ditto 2d ditto, Net profit Co's Rs	1,39,671 0 0 0 1,62,856 6 4 0	41,901 1 17 2,1,81,572 4 17 2	18,715 14 13 2																																																																																									
Cherikote, ..	88,377 0 0	8,873 6 0	46,479 24 0	11,619 36 0	4,647 38 6	20,915 32 13	1,27,818 14 8	1,16,199 0 0	34,859 11 4	20,915 13 2	Price of 1st quality Sugar, Ditto 2d ditto, Net profit Co's Rs	1,16,109 0 0 0 1,35,148 1 6 3	34,859 11 4 1,15,058 11 1 1	15,570 9 17 2																																																																																									
Kumiat Mittoo,	16,221 12 0	1,622 3 0	79,465 82 0	4,866 18 8	1,048 23 3	8,759 21 6	53,530 15 4	48,664 8 0	14,599 5 11	8,759 9 15	Cost of Goor, Interest on this at 12 per cent for 6 months,	53,530 15 4 0 5,311 13 1																																																																																											

APPENDIX (B)

*Statement of Cloth, &c. manufactured during the year 1836 in the District of Azimgurh.*

Name of Peignannahs	No of Looms.			No of Cotton Cloths prepared in the year.						No. of Silk Pieces prepared in the year.						No. of Pieces prepared in which there is a mixture of silk and thread, termed by the Natives Tussor						Total Pieces and the Value					
	Looms for the manufacture of Cotton Cloth	Looms for the manufacture of Silk & Tussor	Total	No of Pieces	Value of each Piece	Total value	Deduct expenses	Profit	No of Pieces	Value of each Piece,	Total value	Deduct expen-	Profit.	No of Pieces,	Value of each Piece,	Total value	Deduct expen-	Profit	Total of Cotton Cloths, Silk & Tussor	Total value	Total Expenses	Total Profit.					
	Ra. As. Gs Cs	Ra. As. Gs Cs	Ra. As. Gs Cs	Ra. As. Gs Cs	Ra. As. Gs Cs	Ra. As. Gs Cs	Ra. As. Gs Cs	Ra. As. Gs Cs	Ra. As. Gs	Ra. As. Gs	Ra. As. Gs	Ra. As. Gs	Ra. As. Gs	Ra. As. Gs	Ra. As. Gs	Ra. As. Gs	Ra. As. Gs	Ra. As. Gs	Ra. As. Gs	Ra. As. Gs	Ra. As. Gs	Ra. As. Gs	Ra. As. Gs	Ra. As. Gs	Ra. As. Gs		
Mahomedabad Gohna, and Mountat Bhunjun, Gopalpore,.	4,297	2,266	6,563	3,55,284	2 1 7 3	7,41,459 14 8 0	5,84,772 9 12 0	1,56,687 4 16 0	6,768	4 1 7	27,643 12 16	19,209 8 16	8,434 4 0	2,34,576	2 14 0	6,38,406 0 0	6,04,580 13 12	33,825 2 8	5,96,628	14,07,509 11 4	12,08,563 0 0	1,98,946 11 4					
Kowieeah,.	88	280	268	3,096	0 11 2 1	2,151 0 0 0	1,153 8 0 0	997 8 0 0						18,720	2 3 13 3	41,766 0 0	31,720 0 0	10,046 0 0	21,816	43,917 0 0	32,873 8 0	11,043 8 0					
Atrowleea,	76	29	105	5,208	1 5 18 1	7,116 0 0 0	5,004 0 0 0	2,112 0 0 0						2,544	2 5 0 0	5,880 0 0	4,278 0 0	1,602 0 0	7,824	12,996 0 0	9,282 0 0	3,714 0 0					
Tilhenee,	275	30	305	22,476	1 5 11 0	30,294 0 0 0	20,607 0 0 0	9,687 0 0 0						2,616	1 15 7 0	5,208 0 0	3,906 0 0	1,302 0 0	23,092	35,502 0 0	24,513 0 0	10,989 0 0					
Mahole,	408	806	713	39,386	1 4 3 2	49,596 0 0 0	38,517 8 0 0	16,078 8 0 0						25,416	2 3 4 0	54,726 0 0	42,180 0 0	12,546 0 0	64,742	1,04,322 0 0	75,097 8 0	28,624 8 0					
Deogaon,	352	0	352	21,828	1 3 3 2	27,074 0 0 0	19,515 13 10 0	7,558 2 10 0											21,828	27,074 0 0	19,515 13 10	7,558 2 10					
Suggree,	710	0	710	44,292	1 11 7 1	75,769 8 0 0	70,366 13 0 0	5,402 11 0 0						14,292	75,769 8 0	70,366 13 0	5,402 11 0										
Ghose, . .	484	0	484	4,656	1 3 15 0	57,557 12 8 0	49,918 12 8 0	7,644 0 0 0						3,168	3 0 0 0	9,504 0 0	6,336 0 0	3,168 0 0	7,852	67,061 12 8	56,249 12 8	10,812 0 0					
Sooroojpoor,	456	37	493	22,284	1 9 1 1	84,904 12 0 0	29,415 12 0 0	5,989 0 0 0											16,584	20,094 0 0	16,621 0 0	4,083 0 0					
Chowkesui,	196	0	196	16,584	1 8 19 3	20,694 0 0 0	16,621 0 0 0	4,088 0 0 0											1,752	2,154 0 0	1,776 0 0	378 0 0					
Nuthoopore,	32	0	32	1,752	1 4 4 1	2,154 0 0 0	1,776 0 0 0	878 0 0 0											14,208	18,480 0 0	14,843 4 0	3,636 12 0					
Chenakote, .	291	0	291	14,208	1 4 16 1	18,480 0 0 0	14,843 4 0 0	8,036 12 0 0						31,104	2 0 0 0	62,208 0 0	58,136 0 0	9,072 0 0	40,968	90,515 15 0	78,365 6 8	12,150 4 12					
Belhabans,	262	216	478	18,804	1 8 0 0	28,807 11 0 0	25,229 6 8 0	8,078 4 12 0											5,616	8,124 0 0	7,722 0 0	702 0 0					
Kurnat Mittoo,	78	0	78	5,616	1 8 0 0	8,424 0 0 0	7,722 0 0 0	702 0 0 0											1,744	2,916 0 0	2,633 0 0	283 0 0					
Nizamabad,	2,579	8	2,587	60,268	2 0 0 0	3,18,645 0 0	2,42,001 0 0	76,644 0 0 0						628	2 4 0 0	1,423 0 0	1,207 0 0	216 0 0	60,896	3,20,068 0 0	2,43,208 0 0	76,860 0 0					
<b>Total,</b>	<b>10,561</b>	<b>3,121</b>	<b>18,682</b>	<b>6,78,896</b>	.. ..	<b>14,25,543</b> 9 16 0	<b>11,25,082</b> 6 18 0	<b>3,00,461</b> 2 18 0	<b>6,768</b>	.. ..	<b>27,643</b> 12 1	<b>19,209</b> 8 16	<b>8,434</b> 4 0	<b>3,18,772</b>	.. ..	<b>8,19,121</b> 0 0	<b>7,47,343</b> 13 12	<b>71,777</b> 2 8	<b>89,99,436</b>	<b>22,72,308</b> 6 12	<b>18,91,635</b> 13 6	<b>3,80,872</b> 9 6					

*Imports*

Raw Cotton,	..	..	..	..	2,15,000
Miscellaneous Spices, &c.	..	..	..	..	90,000
Grain,	..	..	..	..	9,40,000
Total Rs. ...					12,45,000

18th The total Receipts and Disbursements of the Government Treasury in the whole district (including Peigunnahs Secunderpore, and Badaon of the province of Benares,) are Rs. 19,64,150, thus,

*Receipts.*

Land Revenue,	..	..	..	..	14,77,150
Stamps,	..	..	..	..	85,000
Abkaree,	..	..	..	..	72,000
Miscellaneous,	..	..	..	..	3,80,000
Total Rs					19,64,150

*Disbursements.*

Local Expenditure,	..	..	..	..	5,63,000
By Bills,	..	..	..	..	8,27,150
Transported to Benares,	..	..	..	..	5,74,000
Total Rs.					19,64,150

It is only during the last year that so much money has been drawn from the district by bills, and that is occasioned by speculation in Sugar, which is generally paid by bills on the Collector, drawn either direct from Calcutta, or intermediately from Ghazeeporc, Benares, or Mirzapore.

19th. The inhabitants of the district are generally very illiterate. The Rajpoots, who constitute the great mass of proprietors, are seldom able to read or write. Endeavours have been frequently made to obtain returns of village schools, but these have been very unsatisfactory. Indeed there are very few professed instructors of youth, nor is instruction regularly afforded to the youth of any part of the country, except at the Sudder station and its immediate neighbourhood, where the Residents have established schools. In other parts of the country the village *Putwaree*, or some other *Lallah*, occasionally gives instructions in Hindee as it suits his leisure or inclination, and his neighbours will occasionally send their children, and acknowledge his services by small presents, perhaps of money, or more probably grain or other agricultural produce. All Brahmins of any learning have a few disciples attached to them, but this sort of instruction is not professedly for gain. It is restricted to their own class, and partakes greatly of the nature of a religious duty.

20th. The returns show seventy-seven schools, where instruction is given for renunciation. The number of scholars is supposed to be 674, and the total monthly emoluments of the teachers about 300 Rs per mensem. The great majority of these are for the instruction of Mahomedans in Arabic, Persian, or Oordoo. There are also supposed to be 134 schools where instruction is given to 1,334 scholars, without any express remuneration to the teacher, all of which, with one exception, are kept by Brahmins for giving instruction in Sanscrit.

21st. Having thus generally stated the extent, disposition, and resources of the district, I proceed to explain the nature of the landed tenures, as they are now found to exist. In doing this it will be necessary first to decide in whom the proprietary right to the land actually rests.

22nd. In discussing this subject, it is of little use to view it theoretically, and to refer to the maxims and principles laid down in books of law. Supposing these to be ever so clear and decisive (which they by no means are) it is questionable if they ever were acted upon with any consistency; or supposing them at any time to have been acted upon, the period has long since passed away, and the disuse into which they have fallen for centuries has practically annulled them. It is of more use to look to the actual state of things, and ascertain as far as may be possible, what that was in any one part of the country, or at any particular time. It is my purpose to do this as far as I may be able, for the tract of country to which this report refers, and for such period as we may have tradition or history to direct us.

23rd. The whole of Azimgurh must have originally formed part of Rama's kingdom of Ujodhya. The inhabitants of that time are called by the present race of men *Rajburs* and *Assoors*. The latter is evidently only another instance of the tendency to attribute every thing that is old or wonderful to superhuman agency. There are still existing a race of men called *Burs*, a very low class, who generally tend swine. They are said to be the descendants of the aborigines, and it is not impossible they may be; but they have lost all traces of their original character, and I do not know a single instance of their now possessing proprietary right.

24th. The inhabitants of the country, by whatever name they are distinguished, were a powerful and industrious race, as is evident by the large works they have left behind them. Immense mud forts still exist, such as are seen at Hulbunspoor and Oonchagaon, near Azimgurh, and at Ghosee, which are attributed to them, and traces of a large excavation still exist, which seems to have connected the Koonwur and Munhai Nyldees, and is known by the name of Assooreen. The Huree Bandh at Ameinuggur, in Pergunnah Nizamabad, is another work generally attributed to them.

25th These people were overwhelmed by incursions of Rajpoots, who seem to have come over from the west, under different leaders, and to have completely subjugated the country. Whether the incursions were successive or simultaneous, or at what time they took place, there are no means of ascertaining. An inscription found in Deogaon shows that in the middle of the twelfth century that Pergunnah was included in the dominions of the king of Canoje, and was probably a favorite place of resort for the court.

26th These invasions of the Rajpoots are the foundation of the present existing proprietary right in the land. Different tribes located themselves in different spots. The descendants of each chief multiplied, till at length, in some instances, they displaced all other occupants of the land, or at least assumed to themselves all proprietary privileges. The stocks were numerous each Tuppah, or sub-division of a Pergunnah, is marked by the prevalence of its own stock. These all pretend to trace their origin to a single person, who first conquered the country. Thus, the Gautum Rajpoots came from the Dooab under two leaders, Gen Rai and Men Rai. They established themselves in Tuppah Dowlatabad, and there founded two villages. Mehamnuggu was the residence of Men Rai, and Gouia of Gen Rai. To one of these two stocks all the Gautums of that part of the country trace their origin. It is impossible to say when this incursion took place, but circumstances will afterwards be stated, which show that in the beginning of the seventeenth century, the family had increased to such an extent, that some of the stock were obliged to leave the country in search of subsistence.

27th. It is not to be supposed that the families regularly multiplied without interruption from the first stock to the present day. Violent changes constantly took place. Tribes were swept away by the incursions of foreigners, or by the aggressions of their neighbours. During the fifteenth century the kings of the Sherki dynasty from Juanpoor, exercised great sway in the district. Parts of the country seem indeed to have been held by Mahomedans. Pergunnah Belhabans is said to have been peopled by Mahomedans, who were exterminated by an incursion of the Bais Rajpoots, who are at present in exclusive possession of the country. Thus too Tuppah Shah Sulempoor, in Pergunnah Deogaon, seems both from its name and the numerous Mahomedan tombs still existing, to have been not very long ago in the possession of Mussulmans, though it is held entirely by a race of Bhooimjars, who came originally from Goruck-pore, and are of the same stock as the Rajah of Benares.

28th. The occasional incursions and supremacy of the Mussulmans is strongly marked in different parts of the country by the existence of shrines and tombs of Shuhed Murds, who are believed to have fallen in contests with the inhabitants of the country either Hindoos, if in later times, or

evil genus, if in older times. Thus the town of Mhow obtains its distinctive title of 'Nath Bhunjun' from the exploit of a saint called Mullick Tahir, who expelled the evil genus Deo Nauth, and made the country habitable by men; or, in other words, was some adventurer, who drove out the original inhabitants, and located a colony of Mussulmans. The followers of Mullick Tahir have however long since given place to a colony of Dhoonwai Rajpoots, and no trace of the exploit now remains but the old shrine, with numerous other graves strewed around it, where the devotion of all classes, Hindoos as well as Mahomedans, constantly keeps a light burning. Instances similar to this are numerous.

29th Near the close of the 16th century a member of the Gautum family of Rajpoots in Tuppah Dowlutabad, Pergunnah Nizamabad, who had left his native village of Mehnannuggur, in consequence of the smallness of his share being insufficient for his support, found employment in the imperial court at Delhi, turned Mussulman, became an eunuch of the palace, and obtained in the fourth year of Jehangire (A. D. 1609,) a grant of the Zemindarry of 22 Pergunnahs, in which Chuklah Azimgurh was included.

Rajah Ubluman Sing  
Aloe Mahomed Nadu  
Dowlut Khan,  
Rajah Hurbuns,  
Rajah Dhunee Dhur,  
Rajah Azim Khan,  
Rajah Ikram Khan,  
Baboo Mahabut Khan,  
Rajah Isadut Khan,  
Rajah Jahan Khan,  
Rajah Azim Khan,

For A. D. 1609 to A. D. 1771, nine successions of those Rajahs are said to have taken place. Their power appears to have varied greatly. Their rule is said to have been very oppressive. They never paid more than 50,000 to 1,000,000 Rupees into the imperial treasury, and even this was often withheld, and the efforts of the Rajahs are said to have been uniformly directed to the annihilation

of all other rights but their own. The Cancoongoes were proscribed, and all Pergunnah records that could be found destroyed. Hence none are now found of a date belonging to this period, or prior to it. The Rajahs were first much resisted by the other tribes of Rajpoots, and it was not till after much fighting that Azim Khan, the fourth of the race, about A. D. 1620, overcame the Bais Rajpoots of Uthaisee, and founded the Fort of Azimgurh. Mahabut Khan (said to have reigned from 1677 to 1722) was the most powerful, and established his authority from the Goggra to the Ganges. In 1771, the Nuwab of Oude, Shoojahood Dowlah, resumed the grant, expelled and proscribed the family, and governed the district by Chukladars, till it was ceded to the British in 1801.

30th. Subsequently to our acquisition of the country, the descendants of this line sued the Government in the Provincial Court of Benares for their restoration to the Zemindarry. The suit was of course thrown out, but in the course of it the claimants produced an Altumgha Sunnud as the foundation of their right, granted in the fourth year of Jehangire. Doubts may be entertained of the authenticity of this document, but there

is no reason to doubt that some such Sunnud was given, and the document produced in Court, if not the identical one, was probably an imitation of it, or at least was drawn up in the form which such grants generally assume. As the document possesses some interest, from the light it is calculated to throw on the proper meaning of the much contested term *Zemindar* I subjoin a copy of it, and a translation in plain English, divested of the redundancies of the original

درینوقت مبهمت افتران فرمان والاشان واجب  
الاذعان صادر شده که اهمن سنه ربیدار  
مده بگر نظام آزاد اربدهه مقبول نارکاه والاجاه  
بدین اسلام در آمد دظر براسحقاق بخطاب  
راجه نادر دولتخان ممتاز شده بست و دو برگه  
از صونه الله آباد ابتداء نیپسان خریع سخا قوئیل  
حسب الضمن مرحمت فرمودهن باید که  
فریدان نامدار کامگار والاتبار و ورای ذوی  
الاقتدار و حکام کرام و عمال کفايت فرجام  
و منصديان مهمات دبواني و متكلمان معاملات  
ساطاني و جاگيرداران حال و استقبال ايدا  
و موندا در استقرار واستمرار اين حکم مقدس  
و معلى کوشیده بر زمينداري برگنات بخطاب  
مذکورة فسلا بعد سسل و بطنا بعد بطن خالدا و  
مخلدا بحال و برقرار داشته بزرهای مشخص  
مال واجب سرکار مبلغ ایک لکھه و بست و  
بنجہزار روپیہ ناکار بر قبولیت مجررا داده باشند  
که مع سرحد و سردیهه وغیره اسواب زمینداری  
صرف معيشت خود پردازه و از تصادم تغیر و  
تبديل این امر مقدس مصیون و محروس  
داشته سند مجدد نطلبندو از یونیخ کرامت  
تبليغ والا انحراف نه درانه یاردهم شهر ربیع  
الآخر سنه چهارم چلوس فقط \*

It has happened in this propitious time that Ubhnan Sing, Zemindar of Mehamnuggi in Nizamabad, has embraced Islamism, and been honored with the title of Rajah Nadir Dowlut Khan. We have therefore bestowed upon him 22 Pergunnahs in Soobah Allahabad from the commencement of the Khuneef Crop, and according to the specification below Our illustrious sons, and rulers of the provinces, and Mootsuldie must ever use their strongest endeavors perpetually to maintain this grant, and confirm the Zemindairce of the above Peigunnahs to the afore-mentioned person, and his descendants, for ever. They will deduct 1,25,000 Rupees, as his Nankar from the total Jumma payable to the Government, in order that he may spend it, and the fixed allowance per village and per centage in the Jumma and other Zemindarry dues for his support. This Sunnud will not require renewal. Dated Rubeeool Akhir 15th, in the 4th year of the reign.

ضمن مالنو سند

بیرگان حسپ ضمن سست دو بیرگنہ نادکار  
بک لک ۲۰ هزار بیرگنہ نظام آباد برگنہ کورنہ  
سلہدی برگنہ گوںالبور برگنہ سگری برگنہ  
مسجد آباد برگنہ گھوسی برگنہ چکسر برگنہ  
ن فهو زور برگنہ چرباکوت برگنہ قریات متوا برگنہ  
بلہا ناسن برگنہ دیوگلو برگنہ نادانت سدھن  
برگنہ شادباباد برگنہ بھڑی آباد برگنہ بھوت  
برگنہ سید سور تری برگنہ ظہور آباد برگنہ بھداون

\* ایواں رسمداری وغیرہ سی صد بکرو بجہ

*Specification on the reverse*

Pergunnas 22, Nizamabad, Kowicaa Tilhence, Gopalpoore, Suggice, Mahomedabad, Gohna, Ghosec, Chukeysui, Nuthoopoor, Chennakote, Keriat Mittoo, Belhabans, Deugaon, Mownat, Bhunjun, Shadecahad Behreeabad, Puchotur, Sevpoor, Bitree, Zuhoorahab, Bhudau Nankai 1,25,000 Rupees, Zemindairy dues per village 2 Rs, per cent.

31st If the holder of this Sunnud had been in power when we first acquired the country, it is not improbable that we should have acknowledged him sole proprietor of all this tract of country, and have reduced the real proprietors to the rank of mere tenants

32nd From these revolutions the Pergunnah of Mahol was generally exempted A family of Seyuds obtained possession of it in a Zemindairy grant at a very early period, the tradition of which is now lost They contrived to locate themselves firmly in the pergunnah Branches of them entirely suppressed the Rajpoot communities in many of the villages. The Rajah was dispossessed of the government by the Nuwab of Oude, previous to our acquisition of the country, but he still retains many villages as his private property Some of these have passed from him, by sale for arrears of revenue, to the hands of the notorious Amil Sheo Lall Dhoobe, and yet in some of these villages the old Rajpoot communities exist, though they have long been broken down and the members reduced to the rank of mere cultivators on fixed rates. Instances sometimes occur of the strength with which ancient proprietary associations are maintained, even long after all exercise of the rights has ceased. The two contiguous villages of Mohujah and Newadah had long been held by the Mahol Rajah. Soon after the cession they passed, by public sale, into the hands of the Sheo Lall Dhoobe. No proprietary right had ever been claimed by the village communities, and yet in 1834 they fought regarding their common boundary, and lives were lost on both sides.

33rd The above historical facts have been mentioned merely to illustrate the mode in which the proprietary right was generally exercised, and how this right was transferred, and the present existing diversity of tenure introduced. I suppose the original conquest of the Raj-

pools to have been the general foundation of the existing proprietary right in the soil. That right we often still find exercised in its original purity, but in many places no trace of it can be found. A few instances in which the mode of its annihilation, and the rise of a subsequent right is known, may account for these irregularities.

34th. Tuppah Hilibunspoor extends along the south bank of the Touse, opposite to Azimgurh. It was held originally by a tribe of Sukrawai Rajpoots, a remnant of whom still survive in Gondhagaoon. In order to strengthen their fort, the Rajahs of Azimgurh determined to lay waste a great part of this tract, and encourage the growth of jungle upon it. The Sukrawais were accordingly expelled, and the country depopulated. The soil however is rich, and in time, when the whim of the day had passed away, it was considered desirable to bring this tract again under cultivation. The Sukrawais were, however, then broken and ruined, and in no condition to assert their rights in opposition to the Rajah of the time. In this space, accordingly, to the south of Azimgurh, in its immediate vicinity, we find all sorts of tenures existing. The village of Siddhaice was given to Baboo Baz Bahadoor, a member of the family, and added to his Talookah. He located cultivators upon it, and it is now his absolute property. A portion of land, formerly called Narungdipoor, was given to Ikrami Khan, who brought it into cultivation, and there located a body of Pulcar Rajpoots from Sumadali, in Tuppah Behrozpoor, Pergunnah Mahomedabad, and called the place Ikrampoor. He passed away, and the resident Rajpoots became recognized as the proprietors. Thus too Jaffurpoor is formed out of the land of the old villages of Pooranapoor, Bullaisur, and Golwarah. Baboo Jaffur Khan brought the land into cultivation, and located some Dhoonwar Rajpoots, who afterwards, on the extinction of his family, became the proprietors. Another tract of this waste land was assigned to some Bunniah, who brought it into cultivation, built a large village, and have left traces of their industry and wealth in numerous tanks, and some artificial bunds for irrigation. This village was called Bodhatah. In the days of the Chukladars it was plundered, and the inhabitants massacred; since which time it has remained without one inhabitant (Be-chiragh). In default of other claimants, the Canoongee of Porgunnah engaged for it, and now holds it in proprietary right as his Zemindarry. A Bunniah in Azimgurh, who claims his descent from the old proprietors, attempted to establish his right in the Special Commission Court, but failed. Ask any intelligent resident in the neighbourhood, who is the rightful Zemindar?—he will answer, the Bunniah. Question him more strictly, and he will admit the prior right of the Sukrawai Rajpoots. Tradition reaches no higher.

35th. Achar, and its dependent villages in Pergunnah Mhownat Bhunjun, was held by a tribe of Kaut Rajpoots. The Dhoonwars of the neigh-

bounding estate of Khabseh were the more powerful. They attacked and massacred most of them. The little mud Ghurree is still shown where the last who held their ground were put to death. This took place only a few years before the cession. Some of the family fled into the neighbouring district of Chazeepore, then in our possession, and have in vain since attempted to recover their rights.

36th. A family of Chundel Rajpoots emigrated from the Juampore district and settled in Pergunnah Nuthoopore, where they acquired much land about the place where the Durgah of Kullooah Bund has since flourished. A chur was subsequently thrown up between the Kuttoobey Talow and the river Goggia. Of this chur the Chundels took possession. Their prosperity kept pace with the increase of the chur; and the Chundels of Doolbarree are now one of the most flourishing clans. Their Talookah till lately was included in Pergunnah Secunderpore, it has now been annexed to Nuthoopore.

37th. In many cases the origin of the present Zemindarry right has been the rent-free grant of waste land to the ancestors of the present proprietors, such grant having been made by the actual sovereign, the Emperor of Delhi, or his local representative. The grantee brought the land into cultivation, and as the former proprietors had passed away, on reumption of the grant by some succeeding ruler, was acknowledged as proprietor. Some terms of this sort are said to have had their origin in grants by the Sherki sovereigns of Juampore.

38th. The appropriation of waste lands was sometimes, however, founded on mere acts of usurpation by powerful individuals or communities, or has grown up by sufferance. Thus the powerful Pulwais of Kowreah have encroached on the neighbouring forest land in Pergunnah Nizamabad. Their occupation of Kadampoor is a case in point. The rise of some Aheer communities appears to illustrate the latter mode of appropriation noted above. These people were familiar with the forest, fixed their residence on some favorable spot, and began to cultivate; and when a settlement came to be made, appeared to be the most convenient persons to admit to engagements for the land. Thus the villages of Tumbolce in Tuppah Phurchuk Havlee, Pergunnahs Nizamabad and Muhason, in Tuppah Chitpore, Pergunnah Mahomedabad, are held by Aheers.

39th. These instances serve to show in what way the original proprietary right, resting on conquest, may have often terminated, and been replaced by another right founded on grant of the ruling power, actual usurpation, or voluntary act, sanctioned by sufferance. It is immaterial now to discuss the validity or the legality of the circumstances, which originally created the right previous to our rule; it was asserted and maintained whenever there was strength enough to support its assertion. Since our rule commenced, it has been recognized, legalized, and consolidated.

When no other private rights are prejudiced by the recognition, its admission must be beneficial.

40th Under the circumstances stated above, the proof of the proprietary right is of very different degrees and nature.

41st. It is of course strongest where the village communities have flourished for centuries, and where they have been powerful enough to hold together, and to keep out intruders. In other cases, where the origin of the right is not so clear, we find it settled on the prescription of many years, and capable of immediate adoption. Generally in the formation of a settlement, possession is the point regarded, and if this be for only a few years, it is still sufficient to give a title, till a better be shown; it being always borne in mind, that possession is only good as far as it goes, and that a Talookdar who has been recorded by us as Zemindar, may still have below him bodies of people, exercising full proprietary rights, and entitled to the recognition and confirmation of all those rights. In the settlement however of Towfeer Mouzahs, and of resumed Maaftees, the greatest difficulty often occurs. Here the proprietary right has been long in abeyance. All around a proprietary right is exercised, and has been so for ages, so that there is every reason to believe it has existed on the spot in question, but it has been in abeyance once, and perhaps disputed for so many years as to be difficult of determination. If wells have been dug, or trees planted, or bunds erected on the spot, these are always appealed to as proofs of old proprietary right. The enjoyment of the fruit of the trees, or of the fish of the ponds, or of any other of the spontaneous products of the soil, are adduced as proofs of possession of that right. It is a common and convenient practice to refer to the Canoongoe's records, though these are of doubtful authority. Under present rules the case is referred to a jury, but even they are often perplexed, and I have known cases where contending parties have agreed to leave the determination of the point to lot.

42nd. In rent-free lands some neighbouring Zemindar has generally acquired some recognition of his proprietary right, from the Maafedar, either by direct money payment, or by an allowance of land called *dobiswaz* (i. e. equal to two biswas in the beegah, or ten per cent. of the whole area) free from the payment of rent, or by cultivating a large portion of the land on favorable terms. Generally too the Zemindar appropriates to himself the *sayer*, or spontaneous productions of the land, but all these of course often depend on the relative strength of the Maafedar and of the claimant of the Zemindarry.

43rd. In the large *co-parcenary* villages, intricate questions sometimes are raised by the claimants of shares, and it becomes difficult to decide whether a man is a sharer or not. A member of a village com-

munity often falls into distress, either because his share is really inadequate to his support, or because he has become impoverished by his own fault, or by misfortune. Under these circumstances he may make over his share to a *co-parcener*, or let it be waste. In either case he may leave the village, or continue to reside in it. If he continues to reside in the village, he may still have his share of the *sayer*, though he have no cultivation. If a partition of waste land attached to a village takes place, he immediately asserts his claim, and if the settling officer were to take the determination on himself, he would find the task no easy one.

44th. I have thus endeavored to show the probable origin of private proprietary right in the land, and of the forms under which it is found to be at present exercised. I will proceed next to classify these forms, and to point out the principal features which characterize them.

45th. The proprietary right in the land may rest either in a single individual, or in a community of people. This community may divide amongst themselves the profits of the estate either according to their ancestral shares, or according to some arbitrary rule, having reference to the quantity of land which each member cultivates. Of the two latter tenures the former has been sometimes styled the *Zemindarry*, the latter the *Putteedaree* or *Bhyachara*. None of these terms have local application. The term *Zemindur* is generally applied in the district to any one having a proprietary right in the land, whilst *Putteedar* is restricted to those members of the village community who are not under engagements directly with the Government. The term *Bhyachara* is not known.

46th. We will proceed to consider separately the three classes of tenures mentioned above. First, those where the proprietary right rests in a single individual.

47th. All these are evidently liable to partition under the existing laws, in the course of the succeeding generations. The vesting of the entire right in an individual is rather incidental than natural to the tenure, and yet deserves special notice, because it is generally created in a way that brings with it special rights and relations. The sole proprietors of villages are mostly those who have purchased them at public sale for arrears of revenue, or under decrees of Court, or by private contract.

48th. Purchasers by public auction, on account of arrears of rent, must be held to have become possessed of all of what is commonly termed the *Zemindarry* right. From the cultivated land they may collect the established and fair rates : of the uncultivated land they have the entire disposal. The *Sayer*, including the *Phulkur*, the *Bunhur*, the *Juhur*, and whatever *Zemindary* cesses are levied in the village, of right belong to them, as does also the whole of the timber, which is not the personal property of the resident who planted it, or his heir. With the former

non-proprietary cultivators the relations of the purchaser are well defined. He steps into the place of the former proprietors, and is entitled to collect whatever they used to collect before. From the old proprietors he is entitled to demand from them Seer the average rate paid in the village, or its neighbourhood, for similar land, by similar classes of cultivators, though this may be sometimes difficult to determine immediately.

49th. An individual may have become possessed of a village under sale in satisfaction of decrees of Court, and this is more frequently the case than might be expected, even where the former proprietors were numerous. A wealthy and intriguing man who once gets a footing in a village will soon contrive to bring the interests of all the others to sale, and by purchasing them, become himself the sole proprietor. The right thus acquired is evidently more absolute than where it rests on sale for amounts of revenue, though the latter gives the better title. The latter absolutely transfers only the Zemindary right, guaranteed by the State against all other claimants, the former gives the whole of the rights and interests of the persons whose estates were sold, but liable to challenge by any other claimants. In the latter case the old proprietors retain their rights as cultivators; in the former, they lose them, and sink to the ranks of mere tenants at will.

50th Purchasers under special contract are of course ruled by the terms of the contract; but here, as well as in the case of sales under decrees of Court, our mistaken practice has introduced much confusion. It became customary to consider the recorded Malgoozar the absolute proprietor of the whole share, for which he paid the revenue; and hence the sale of his rights and interests was held to be a conveyance of the whole share; a transfer of the names was made in the Collector's books, or, in technical terms, *Kharij Dukhil* was taken out, and it became no easy matter to determine what really was transferred. No doubt recorded Malgoozars have often taken advantage of this misapprehension of their rights seriously to injure their co-parceners and enrich themselves at their expense, but great injustice has also been caused the other way. A *Puttee* has raised money on mortgage, or stood security in the name of its recorded Malgoozar, and received all the benefit accruing from either transaction; and afterwards, when the terms of the contract have come to be enforced against them, have endeavored to throw the whole weight on the Sudder Malgoozar alone. The Government has frequently been thus a loser by accepting a Sudder Malgoozar as security in the full amount of his recorded liability. Cases of this sort must of course be decided each on their separate merits. I would only mention one rule, which I have found arbitrators adopt. Co-parceners living together, and holding their property jointly and undividedly, are held to be bound by the act of their recorded managers. The presumption in such cases is strongly in favor of common

agreement to the act, and they must be very strong and peculiar circumstances which could establish a right of exemption from all the liabilities implied in the deed.

51st Talookahs are not always held by an individual, but they frequently are held either by one person or by a few living together, and exercising their rights as one. Any collection of villages held together, either by one person or by many, is in the common usage of the district called a Talookah, but I employ it here in the more restricted sense in which it is generally received in the Western Provinces, as meaning a collection of villages, each having a separate community of its own, which by some act of the ruling power had been assigned to an individual, who was to collect the revenue from them, and pay over a certain portion of it to the Government.

52nd Of such Talookahs there are not many in Azimgurh, nor are the few that exist of any great size. Talookah Baz Bahadoor perhaps is the only one which deserves very particular notice. Baboo Baz Bahadoor was a junior member of the family of Gautum Rajahs of Azimgurh, already mentioned. He obtained from the Rajah of the time several villages. Some of them were waste, and he brought them into cultivation; some of the village communities were weak, and either he hoped to crush them, or they anticipated advantages from being placed under his care. He thus acquired about 20 or 30 villages in different Peigunnalis, and by superior address managed to keep some hold of them till we acquired the country. Our first act was of course to call him Zemindar, and constitute him absolute proprietor of the whole. He himself however was not in a condition to avail himself altogether of the favorable opportunity. He fell into pecuniary difficulties—was obliged for sometime to make over his estates in mortgage to a banker, and at the last settlement was unable to enter into engagements himself, and saw many of his villages transferred in farm to the members of the village community. Now in some of these villages the Talookdar was the only claimant of the proprietary right. The lands had been waste, and he had brought them into cultivation at his own cost, and here his recognition as Zemindar was proper. Where, however, the village communities had retained their rights, these were confirmed to them with reservation of a Talookdaree right. Some cases were found in which the Talookdar had never exercised any right whatever over the village, nor derived any profit or emolument from it for many years, although he had all the time been nominal and recorded Zemindar. These were severed from the Talookah and settled with the proprietors.

53rd If the proprietary right rests in many members of a village community, they may divide the profits according to their ancestral shares, or according to some arbitrary rule regulated by the quantity of land in the cultivation of each proprietor, or, in other words, his Seer land.

54th When the profits are divided amongst the several co-parceners according to their ancestral shares, they may, or they may not, be cultivators of the land, i.e. the holders of Seer. The simplest form which the case can assume, is when they all live together as a joint undivided family, one person managing the estate for the rest, or appointing a common manager, and dividing the profits at the close of the year. Sometimes they divide the estate, their responsibility continuing joint—sometimes the cultivators only are divided by the Putwarré, each collecting from those assigned to him, and thus assignment may take place annually, or when once made may continue in force till a re-partition is demanded. There are instances where each person collects from each cultivator the portion of the rent which is his share, but this is very uncommon.

55th When the proprietors cultivate themselves, the case is rather more involved. If the Seer of each parceller bears the same proportion to the total quantity of Seer land, that his share does to the whole, the Seer may be thrown out of account and the collections from the Assamees divided amongst them, according to their shares. This however is seldom the case. It is more usual to levy a rate on the Seer land, either the same that it would bear if cultivated by Assamees, or some other fixed and arbitrary rate, generally a low and favorable one. The village accounts being thus made up, the profits are divided according to the shares. In this case, if the rate levied on the Seer land is the same as on the Assamee's land each parceller can take up as much land as he likes as his Seer, otherwise there are constant bickerings on the subject, for of course the increase of Seer cultivation diminishes the rent roll.

56th. When however the proprietors live separate, but divide the profits amongst them, it is by far the most common to divide the estate, and each person to manage his own share as he likes. In course of time, however, inequalities arise either in the quality of the land in one share by superior management, or by the gradual encroachments of one share on the common waste land. This gives rise to violent disputes—some claiming re-partition, others resisting it. These disputes are commonly called in the district, "khum a beshee," i.e. where the contending parties affirm that the shares are less or more one than another. The man who thinks he has less than his right, claims to pay not according to his ancestral share, but according to his possession. This is not admitted by the other, and default ensues. Estates have thus been often brought to the hammer, at the time when sales by auction were the favourite means of realizing the public demand. Now they constantly lead to attachment of the estate. The only effectual method of terminating such disputes is by re-partition of the whole, presuming, of course, that participation according to ancestral share be an admitted feature of the tenure. Clause 2, Section XII, Regulation VII, 1822, evidently contemplates cases of this sort, and con-

ters the necessary power on the settling officers. Disputes of this nature are most common in the Pergunnahs of Kowreeah, Gopalpool, and Attowleah Tilhenee, and they also occur in Deogaon.

57th But where the proprietary right rests in a community, the profits of the estate are often enjoyed not according to the ancestral shares, but according to some arbitrary apportionment on the Seer land of each proprietor. This apportionment of profit shows itself in the form of a reduced rate of assessment on the Seer land. In such cases the Government revenue is said to be paid or made up by a *bachh* on the Seer. These tenures of course suppose that each proprietor is himself a cultivator, though it may so happen, and sometimes does, that the proprietor is not a cultivator, but has acquired the share by purchase, public or private, from a cultivating proprietor. Where the profits of the estate are divided according to ancestral shares, the Seer of a Zemindar is that which he has under his own cultivation, i.e. which he has cultivated at his own cost, and by his own capital. In tenures however of the kind which we are now considering, the word Seer acquires as it were an artificial meaning. It is that portion of the land in the possession of a sharer on which he pays the *bachh*, and which when compared with the total amount of Seer in the village, represents his interest in the estate. It depends upon the custom of the estate whether this be all or any part in his actual cultivation, or whether he have any other cultivation in the village than this. Instances are not very common where the sharer cultivates no part of his Seer, and they generally arise, as above stated, out of forced, or voluntary transfers from cultivating proprietors. It is common however for the proprietor to under-let a part of his Seer, obtaining from the tenant the full Ryottee rates, and paying himself only according to the *bachh*. Instances are not common where the proprietors cultivate more than their Seer. One singular case deserves special notice. In Mouzah Oomah-poor, Pergunnah Mhownat Bhunjun, thirty-six beegahs were set apart in the village and each sharer's right was determined by the portion of this thirty-six beegahs which he cultivated. It was his Seer, but besides this he might cultivate as much more of the village as he liked at the common Ryottee rates, and so all the sharers did to a considerable extent. Other instances probably might be found where sharers cultivated the land of other sharers, or the common lands of the villages, at the usual Ryottee rates, but they do not come permanently into notice.

58th. It is evident that the Seer land may in such case bear any proportion to the Ryottee. It may be very small, and the great bulk of the estate may be cultivated by persons claiming no proprietary rights in the estate, or it may absorb the whole of the estate, which in that case is parcelled out amongst the several co-parceners as their Seer. The latter is commonly the case in the old Rajpoot communities,

which have been strong enough to resist all the changes which violence or fraud so often effect. In Tuppahs Chowree and Koobah, in Peigunnah Deogaon, and in a great part of Peigunnah Belhabans this prevails. The members of the Raipoot communities are very numerous and strong. They will not admit that there are any cultivators but themselves, and record the land as their Seer, each man paying a proportionate share of the Jumma according to the *buchh*. There is strong reason to believe that this is by no means so generally the case as they aver. They have no idea that an arrangement of this sort enables them more effectually to conceal the real resources of the village, and would be more effective in resisting the inroads of power of an auction purchaser, if any one were to attempt to take their estate at a sale for arrears of revenue. It is certain that many under-let their Seer and do not cultivate at their own risk. All aver that they give portions of their Seer in payment of service to their ploughmen, herdsmen, and other agricultural labourers. The Putwaijee however does not enter these appropriations of the Seer in his accounts; there all appears as Seer, his papers merely showing the extent of each man's Seer, and the portion assessed on him for payment of the Jumma and village expenses. An exception to this may perhaps be said to exist in what are called in Deogaon, Muzhooree Ryots, but these are only persons to whom the village community have made over shares which have lapsed, or are in abeyance from any cause, so that the land may not be waste and leave a heavier burden on the rest of the village. Where the whole of the land is Seer, in these cases the custom which regulates the payments is called *bhuiunree*, in other places it is called *breguh durn*; in both, the practice is the same. The payments of the early *kists* are made according to a law established late on the Seer land, and towards the close of the year the whole community assemble to audit the accounts. The village expenses are added to the Government Jumma, and from the total is deducted the payment of the Ryots, if there are any. The remainder is distributed according to the *buchh* upon the owners of the Seer land.

59th. This audit of accounts (or *boojharul*, as it is called) is a most important process to the whole of the community. The right of admission to the audit is the criterion of proprietary right. It may so happen that a proprietor has lost his Seer, either from poverty or its accidental appropriation or destruction. Still he has a voice in the audit, and can claim a scrutiny of the Putwaijee's papers. It may so happen that the force or fraud of a part of the community or of an individual in it, has for a course of years kept some of the community from the audit. Such exclusion is fatal to the possession of the party. He is considered as dispossessed.

60th. In a community it must always happen that there are some members of superior intelligence or wealth who obtain a preponderance

in the brotherhood. Where so much respect is attached to hereditary right, this influence often descends from father to son, although the descendant may not be distinguished by personal worth. The engagements with Government run in the names of these individuals, who are commonly styled *Lumberdars* (i.e. bearing the number in the Government Registers). These persons in many parts of the country arrogated to themselves the whole of the proprietary right, and imposing upon the ignorance of the European officers of the Government, succeeded in obtaining recognition of themselves as the owners or Zemindars of the estate, instead of mere managers on the part of the whole community. This however was less the case in Azimgurh than in the other neighbouring districts, especially in the province of Benares. The hereditary right of the managers had not become established, and it had been usual on re-settlement of the estate to alter the name of the manager, and sometimes to increase the number of managers. In the present settlement the question has been set at rest by the filing of an agreement entered into by the whole of the village community, declaring the office to be elective, not hereditary, and the incumbent to be liable to be ousted by the voices of the majority of the *Puttee* or *Thoke* he might represent, on proved mis-management.

61st. Still under any circumstances the audit of the accounts is the fertile source of discord in the community. The village expenses are primarily authorized by the *Lumberdars*, or managers, and as they frequently include fees or bribes to public officers, or other items utterly unsusceptible of proof, are regarded with a very jealous eye by those of the community who are not managers. The power which the Putwars possess of fomenting these discords is great, and frequently used in the most injurious manner. It remains to be proved by the result, how far the avowedly elective nature of the office will be now effectual to stifle these dissensions.

62nd. Although, however, the profits of the estate may be divided according to the Seer cultivation of the proprietors, it does not follow that the ancestral shairs are always lost sight of. Sometimes they are, and in such cases the only record of right consists in the Seer, which regulates not only the direct profits arising from cultivation, but also the Sayer, and other proprietary dues. Of this the best instances are Kotelah and Sirsal, and some other villages held by Mahomedan communities in Tuppah Phurchuk Havelee, in Pergunnah Nizamabad. The origin of these communities seems to be totally lost, probably they were originally Hindoo communities and the genealogy was lost in the confusion which occurred when the Mahomedan faith was adopted.

63rd. In other class of cases the ancestral shares are known and record, ed, but profits are still enjoyed according to the Seer. This, no doubt,

has often resulted from over-assessment. When the demand of the Government is excessive, the proprietors are compelled to throw their profits as cultivators into the common fund, and of course those who do not cultivate could not share the profits, whilst amongst the cultivators the profits would be made to correspond with the cultivation. Accordingly we find that since the cession, and especially lately, when the cultivated area, and consequent assets of the village, have increased without a correspondent increase of the demand, many changes have taken place, and villages which formerly paid *Beegah dum* (i.e. by a rate on the Seer,) now pay *Khoo tuittee* (i.e. according to ancestral shares.)

64th In the large Rajpoot communities where the whole of the lands are Seer, though the ancestral rights are well known, yet the custom of paying according to the Seer prevails from another cause, viz. from the constant transfer of land or of shares (generally by mortgage, but sometimes by sale) which takes place amongst the several proprietors. The natural multiplication of some branches of the family of course reduces their shares to so small a fraction that some are obliged to seek other modes of subsistence, and leave their shares in the hands of the wealthier members of the family. In other cases, want or temporary distress induces the mortgage of part of the share. The mortgage generally conveys the land with its portion of the revenue. Instances where the land is mortgaged free of revenue are rare, and the periods of such mortgages are short, nor are they often made, except to regular money dealers, the security of course being bad, as it is liable to be endangered by default of the mortgager. Wherever transfers of this sort are paid amongst the members of the brotherhood, the effect is to lodge large portions of the village in the hands of the wealthier proprietors, and as the mortgages are often not reduced for a long series of years, or perhaps not at all, and are at length lost sight of, the ancestral shares cease to regulate the profits of the proprietors.

65th. I would here remark a curious distinction in these mortgages, which will often be found to afford the clue to disputes amongst the proprietors. Mortgages are either of specific fields, or of shares; the former are called *Khet khut*, the latter *Khoont khut*. A man in distress will mortgage away all his fields one after the other, and at last he makes over his share also; but this transfer, perhaps, carries no land with it. *Khet khut* does not impair the proprietary right of the mortgager, nor does it create any such right in the mortgagee; but the execution of *Khoont khut* at once terminates the connection of the mortgager with the village, and substitutes the mortgagee in his place. The *Khoont khut* probably conveys only a nominal right, or at least only a right to some small item of Sayer, still it is given with great reluctance, and only under the steinest

necessity, and on account of the higher value attached to the privileges it represents, may command a considerable sum.

66th A similar distinction often exists in titles acquired otherwise than by mortgage. In the village of Buragoon, in Tuppah Chitpool, Pergunnah Mahomedabad, there were two Puttees in one half of the village and only one in the other half. The owners of the latter found themselves numerically the weaker, and fearing that they might be overborne by the two Puttees, summoned a distant member of the family from a neighbouring village, gave him an interest in their half, and had his name inserted in the engagements with Government, together with the representative of their Puttee. There was much waste land in the village, and it was agreed that in each half the waste land was to be apportioned on the Seer of the proprietors. The stranger claimed his share, the owners of the one Puttee resisted it. On further inquiry it was discovered that the stranger had acquired a right to certain fields only, not to a share, he was an owner of *khet* not of *khoont*, and his claim of course fell to the ground. This is an instance of one of the modes, in which the practical bearing of the distinction develops itself.

67th The mortgage bonds of this sort are frequently worded so as to be deeds of sale, and yet by common custom redemption is allowed. It is astonishing what good faith is generally observed among the members of the large Rajpoot communities regarding these mortgages. A member may have been absent for years, but when he returns to his village in circumstances admitting of the redemption of his share, a meeting of the community is held, his share is determined and given up to him, or the mortgaged fields traced out and restored. An attempt to resist any claim of this sort is highly reprobad amongst the Rajpoots, and indelibly fixes a stain upon the person who resists. Unfortunately the artificial system which is springing up under the influence of our Courts weakens and undermines this generous conduct. Supported by the strong arm of our civil power, a man will now venture to brave the hostility of a community, which in another state of Society, would summarily have enforced its own award.

68th. The man in possession is now supported by the Government till he is ejected by the decree of a Civil Court. The usual way of resisting claims of redemption is either by pleading actual sale, instead of mortgage, and taking shelter under the rule of limitation, which bars the admission of a claim after a certain period, or admitting the mortgage, by bringing forward a long counter-statement of expenses incurred in maintaining possession of the mortgaged lands, or in cultivating them. This account may be swelled to a length far exceeding the value of the land at the means of the mortgager, and he is at the same time tempted to

bring forward a counter-claim for the refund of mesne profits. A case of this sort can only be settled by arbitration. In some parts of the district, as in Tuppahis Chowree and Koobah, Pergunnah Deogaon, the admitted custom is, that redemption takes place on payment of double the mortgage money, and here disputes of this sort are less liable to cause litigation. The village of Ailwul, held by a body of Bissen Rajpoots, which includes a part of the town of Azimgurh itself, is an instance of the rum which disputes of this sort occasion. Two of the Puttees deserted the village during the oppressions of the period prior to the cession. After that they returned and reclaimed their shares. This was resisted by the remaining proprietor, who had borne all the difficulties which had led to the expulsion of his weaker brothers. The arbitrators absolutely, and free of expense, restored their shares to the claimants. A bloody affray ensued, and the subsequent bitter animosity between the parties compels the constant interference of a Suzawul on the part of the Government to collect the Jumma for the several individuals separately.

69th. The system of *Beegah-dam*, however, very frequently prevails in villages where the shares are the subject of dispute, and here the greatest animosity prevails. The lapse of a share by failure of issue, the conflicting claims of children by different mothers, and the irregular transfer by widows, who may retain the management of their husband's land, are amongst the fruitful sources of these dissensions. Here the contending parties dispute to the utmost the point of inherent right, and when driven from that, the predominant party fall back on the question of village custom; and dropping all mention of the manner in which they originally acquired their large portion of Seer, claim the maintenance of the custom which makes it the criterion of their interest in the village.

70th. The circumstances of Tolookah Sithwul, Tuppah Phurchuk Elavelee, Pergunnah Nizamabad, so clearly illustrate many of the curious and difficult questions attending cases of this sort, that I cannot refrain from mentioning it somewhat in detail.

71st. This Talookah originally belonged to a family of Rajpoots, who are now represented by four branches. Between the years 1085 A. D. and 1130 A. D. (A. D. 1677-1722) they sold the estate to a Rance of the reigning family at Azimgurh, who founded on it a Bazar, now called Ranee-ka-Serai. It was subsequently re-purchased for 875 rupees by Tannee Rai, a distant relative of the proprietors, and a resident on the estate, but not himself an owner before that time. From the period of the purchase to the present day the descendants of Tannee Rai held with the heirs of the original proprietors, and all paid *Beegah-dam*, but till sometime after the cession, the family of Tannee Rai remained superior. About the year 1820, the descendants of one of the old branches sued for a quarter share of the estate, and on inspection of the genealogical

tree, and a reference to the law officers of the Court, obtained a decree in their favour. In this suit the real question was never brought forward nor the circumstances explained, under which the Tannee Rai branch was introduced. This decree was never executed, but at the time of settlement, the holders of the decree claimed execution of it from the officer who was conducting the proceedings. They were of course referred back to the Civil Court for an order on the Collector to give possession under the decree, and at the same time a proceeding was held, setting forth all the peculiar features of the case for the consideration of the Court. Now we are able to perceive in this particular case the origin of the tenure, and the means whereby a new branch was introduced amongst the community of proprietors, alien to the original stock, but still possessed of rights in reality far stronger than any of the others. The principle of the Civil Court's decision went to the exclusion of these, in fact, the rightful owners, and whose proprietary tenure had been sanctioned by the uninterrupted possession of upwards of 100 years. Similarly good reasons, no doubt, often exist, though the trace of them has been lost, for the numerous apparent anomalies, which exist in tenures of this description. The memory of the transaction had been maintained by its comparatively recent date, the high station of some of the parties concerned, and the existence of the Bazar, which was named in commemoration of it. Similar transactions which were not rendered equally illustrious, were doubtless often forgotten in the convulsions and revolution, of former times.

72nd. It is well to remark some of the incidents of this tenure, and the points wherein they vary from each other.

73rd. Sometimes the Sayer are divided according to hereditary shares, sometimes according to the Seer, the latter prevailing where the shares are acknowledged, the former where they are unknown.

74th. The sharers may themselves cultivate, or they may have the option of under-letting their Seer. This depends more than any thing else on the circumstances in life of the sharers. If they are respectable men, who do not cultivate themselves, or have other means of livelihood, they are accustomed to under-let their Seer; but not if they are themselves of the class of cultivators, and have no other means of occupation. In some instances each person pays the *bachah* upon his Seer, whether it be cultivated or not; but in general he only pays upon what has been actually cultivated. The former custom is usual when the proprietor is at liberty to under-let his Seer.

75th. The managing proprietor, or Lumberdar of each Puttee, sometimes receives a fixed sum, or pecuniary allowance. This is the case in Sibhwul, which has just been mentioned. Each manager there gets 25 Rupees, which is charged to the village expenses. Instances of this are

at present rare, because the other unauthorized advantages possessed by the proprietor have generally caused the office to be much an object of desire, now that the situation has become elective, and held only at the pleasure of the community, it is probable that it will more frequently be remunerated by money payments.

76th. Generally the Zemindars are not allowed to extend their Seer without the consent of the community, but where there is much culturable waste land attached to the village, or cultivators are scarce, the rules on this head are little attended to

77th In all villages or estates held by communities, exertions have been made in the present settlement to specify and place on record the several peculiarities and incidents of the tenure, which have been referred to above. The members of the community have been called upon voluntarily to define these in a joint deed, executed by as many members of the body as could conveniently be brought together. The points alluded to in these deeds, are the mode in which the profits of the estate are to be divided, and the rules regarding the enjoyment of the Sayer, the cultivation of waste land, the management of Seer land, the rights, privileges, power and tenure of Lumberdars, or managing proprietors. As far as practicable, whenever a desire to that effect has been expressed, the non-proprietary cultivators and the waste land have been divided amongst the several sharers or families of sharers, so that whilst the joint responsibility is maintained, there still exists the greatest encouragement for the improvement of each several share.

78th I have thus attempted to describe the principal sort of proprietary tenures, but before proceeding to any other branch of the subject, would briefly notice the topographical distribution of property which prevails in different parts of this district, and mention the mode in which the settlement proceedings bear in this respect on the state of property

79th The simplest form of an estate is where an individual, or community of individuals own the whole of a plat of ground lying within certain limits, and bearing a fixed name, as a Mouzah. This may from time immemorial have borne a single name, and be generally recognized as such, or it may contain within its area two or more Mouzahs, Uslee or Dakhulsee, or both, whose separate boundaries have long been lost sight of and which have become intermingled so as to form one village, probably bearing the double name.

80th The estate however may comprise two or more such Mouzahs, and these may be situated together or at a distance from each other.

81st. The ancestors of many of the Rajpoot communities were possessed of large tracts of land containing many villages. As their descendants multiplied, this tract of land was sub-divided, and formed into sepa-

rate Mehals. This sub-division sometimes was effected so as to assign whole Mouzahs to different branches of the family. It was seldom, however, especially when the sub-division was amongst many sharers, that the property could be so divided. In this case, perhaps, some entire Mouzahs were given to each branch of the family, and the inequalities thence arising were made good in the division of some Mouzahs held jointly by all, or else each Mouzah was divided so that every branch of the family should have a portion. The whole Mouzahs, or portions of Mouzahs, belonging to each branch, were collected together, and made into one Mehal, or estate. But in the Mouzahs held jointly, the division probably was not in distinct portions, but field by field, or as it is commonly called, *Khel Bhut*. Now these fields sometimes became the subject of sale from one person to another, and the purchaser might call the purchased field by the name of his own Mouzah. It thus happens that many Mouzahs in Tuppah Chowree, Pergunnah Deogaon, contain within them fields known by the name of other Mouzahs, perhaps two or three miles distant, and have attached to them fields in other Mouzahs at an equally great distance. In Tuppah Koobah, Pergunnah Deogaon, the case was still more involved by the circumstance, that sets of fields in several Mouzahs, belonging to different branches of the family, bore distinct names. This distinction existed sometimes in the Government records, and not in common usage, sometimes in both.

82nd Now in all cases of this sort, the system of survey which has been followed is the most convenient which could have been devised. The professional survey gives the locality of the villages, or of the plots of ground constituting the site and the bulk of the village, whilst the native field maps give the several fields within the circuit of each village. These fields can be distinguished by different colors according to the different Mehals to which they are attached, and the fair proportion of Jumma allotted to the Mouzah, may be readily assigned to each field, or knot of fields. The fragments of villages thus assessed may be grouped together in Mehals, so as to suit general convenience, and without any trouble to the revenue officers of the Government, or any risk to the interests of the Government.

83rd It may be useful to attempt a definition of these two terms, a *Mouzah*, or village, and a *Mehal*, or estate.

84th A *Mouzah*, or village, is one or more parcels of land called by a certain name, of fixed limits, and known locality, neither of which are liable to change. At the time of settlement, each Mouzah has a name and number assigned to it in the Government lists, and must so remain till the ensuing settlement, or till, for any special reason, it should appear fit, under express orders from the Government, to break up or alter the arrangement of the Mouzahs.

85th A *Mehal*, or estate, consists of one or more Mouzahs, or a part of parts of one or more Mouzahs, covered by one engagement with the Government, or *Durkhast*, and belonging to one individual or body of persons, who are jointly responsible for the Jumma assessed upon the whole. These are liable to constant variations, according as transfers of property may take place. An annual adjustment of Mehals at the time of making up the annual *kistbundee* if done with discretion, and under certain precautions, will be found very conducive to the comfort of the people, and the convenience of the Government officer.

86th I would now proceed to notice the right possessed by non-proprietary cultivators, i.e. cultivators not under engagements with the Government themselves, or through their representative. These may be divided into,—

V p 2<sup>o</sup>, Governor General's minute of September 20, 1833

*First.*—Those having an hereditary and transferable right to hold their land at a fixed rate.

*Second*.—Those having a right of occupancy at a fixed rate, either for a certain period or during their own lives, or those of their immediate descendants.

*Thirdly.*—Mere tenants at will.

87th Under the first term I would include all holders of resumed *Muaf-fees*, with whom such an arrangement has been expressly concluded by the Collector at the time of settlement, and generally those who by purchase, gift, or special compact, have obtained rights of this nature from the Zemindars, such as Bisweedars, Sunkullupdars, the holders of land at reduced rates, or rent free, as security for loans, the holders of land on special terms in lieu of proprietary claims on the estate. These persons may be, as it happens, themselves cultivators or may have cultivators under them. At the time of settlement the extent of land held by them, and the conditions of their tenure, have been clearly recorded. The proprietor is of course responsible to the Government for the Jumma fairly assignable to their holding, but he may sue them summarily for the amount, and on failure of payment may oust them or bring their tenures to sale. It may happen, and it frequently does happen, especially in Talookahs, that a whole Mouzah may thus be held as an under tenure by the old proprietors, who are responsible to the Talookdar and not to the Government, and who yet may manage the village concerns according to established custom as a proprietary body. The provisions of Act VIII of 1835, which authorizes the sale of under tenures of this sort, on failure to pay the amount decreed in a summary suit, afford considerable facilities for the realization of the rents from tenures of this description.

88th In the second class may be placed the former proprietors of estates sold by auction for arrears of rent, as regarded their Seer land—ousted proprietors, or old claimants of proprietary right, as regards the land they have long had in possession, and generally those who, whether actually resident in the village, or otherwise, may be proved to have long held the same land on the same terms for a course of years. The period which constitutes such prescriptive right has been nowhere settled. It has been held, that land so possessed since the cession may come within this class. A shorter period however might fairly be assigned, and probably the Civil Courts would recognize the term of twelve years as sufficient to constitute the claim. It is not unfrequently the case that tenures of this sort originate in contracts entered into by the Zemindars themselves, with cultivators whom they may engage to bring waste land into tillage.

89th. Now it is evident that all tenures of this kind are liable to adjustment at the time of settlement. No proprietor is at liberty to fix rates which should hold good beyond the term of his own tenure, or lease, nor would the settling officer be justified in recognizing rates which fall below the average of the Government demand, or the fair proportion of assessment which may be levied from the fields in question. It is sufficient that the fair rate fixed at the time of settlement should be inviolable during its duration, and that the extent of land thus held, with the rate and right of permanency, should be clearly defined. Of course if the holders of this land extend their cultivation, and take other fields than those which they are recorded to possess, they do not carry their privileges with them, but must make their own terms with the Zemindars for their new acquisitions.

90th. The most perplexing cases of this sort which are likely to occur, have reference to estates formerly held by large bodies of cultivating proprietors, which are brought to public sale for arrears of Government revenue. In such cases it is only the proprietary right of the defaulters which is extinguished, their rights as cultivators remain intact. They are still entitled to cultivate their Seer land at a fixed rate, but the rate requires to be defined. Before the present settlement there was the greatest difficulty in deciding cases of this sort. The Putwaree's papers, supposing them perfectly genuine, show only the extent of each Zemindar's Seer and the *buchh* he had hitherto paid. But the extent was stated in an arbitrary Beegah, commonly called the Bhalunsee Beegah, much larger than the ordinary standard Beegah, being used only amongst the brotherhood, where relative and not absolute area was the only requisite. In order then fairly to fix rates for the Seer land, it was requisite that the auction purchaser should first measure the land, and then determine the average rates which were paid by other cultivators for similar land. It was seldom, in former times, that auction purchasers were

able to accomplish this. Any attempt to measure the lands of a turbulent village community would have inevitably led to a breach of the peace and bloodshed, and the loss to the proprietor would have been immense. The matter used generally to end in a compromise, which of course was more or less favourable to the purchaser according to the strength or influence of the two parties. The rate once fixed, and in general it was a very low one, the efforts of the old proprietors were always directed to including in their Seer the best, and richest Ryottee land. Hence the rental was soon reduced so low as to yield no profit to the Zemindar, and ultimately, in all probability, the estate was returned on the hands of Government as over-assessed. No other purchaser would of course come forward, a Government Suzawul was helpless, and unless some great exertions were made by the officers of Government, the deterioration of the estate was permanent.

91st Talookah Oonhaitch, formerly included in Pergunnah Puchotur, Zillah Ghazepoor, illustrates the process. It was permanently settled in 1197 F, but broke down in 1223, and for many years had been held *khum* by Government at a considerable annual loss. It has now been re-settled with the former village communities at the old Jumma, and arrangements made with the proprietors for the repayment of the balances by instalments within twenty years. The Jumma, and the instalments have now been regularly paid two years, without the smallest default. The estate has since been transferred to Azimgurh, and forms part of Tuppali Pundhua, Pergunnah Mahomedabad.

92nd. The case under the new settlement will be very different. In all estates held by cultivating bodies of proprietors, the custom of *burch* only is recorded regarding the Seer. There is no necessity for vexing or alarming the proprietors by fixing Ryottee rates on their Seer. If therefore the estate be brought to sale by public auction, there will not be found any rates fixed on the Seer. But still its extent and locality will be certain, and the rates paid by other cultivators of similar rank in life for similar land will be found recorded. There are generally in Azimgurh two rates of rent for the same land, varying according to the rank in life of the cultivators. The respectable, or *Ushraf*, pay less than the lower classes, or *Urza*. The Zemindars would of course pay the *Ushraf* rates.

93rd. The cause or origin of this distinction is not very clear, but reasons may be alleged in its justification. The *Ushraf* are generally Brahmins or Rajpoots, who are connected with the Zemindars by ties of religion, family connexion, or friendship, and hence are somewhat favored; besides which their respectability gives better security for payment. On the other hand, the *Urza*, consist of Bhurs, Chumars and low caste persons, who are generally located on the estate at some expense of ca-

pital, and are liable at any time to be left entirely dependant on the Zemindars, who must either support them during a season of scarcity or see his estate depopulated, and his future sources of profit destroyed.

94th The third class, or tenants at will, consist mostly of those who are styled *Urzal* in the preceding paragraph. They neither have nor assert in general any rights, other than the will of the Zemindar. They take what land he gives them, and pay the utmost that they can, either in money or in kind. Besides their direct contributions to his rental, they render him many personal services. If Kuhars, they carry his palankeen, merely receiving in return food to support them during the time. Other classes bring him wood, tend his cattle, or perform numerous other similar services for very inadequate remuneration. Under former Governments this power was no doubt recognized, and permitted. They were then predial slaves, who were beaten without mercy for misconduct, and were liable to be pursued, and brought back if they attempted to escape. Their state is now much improved. The power is now conventional. A Chumai can now sue his Zemindar in the Criminal Court for an assault, and if detained against his will, can bring his action for false imprisonment. He can even recover in a Civil Court the wages of labor performed. Nothing vexes or annoys the Zemindars in our whole system, so much as this. It has struck at the root of a power, which has long been exercised most tyrannically, and yet so strong is the force of habit and custom, that often as the power of the Zemindar is still abused, it is very rarely that they are brought into Court to answer for their misconduct.

95th The foundation on which the right of the Zemindar now avowedly rests, is that of pecuniary obligation. He expends capital in locating the cultivator in the village, he builds his house, feeds him till the harvest time, supplies him with seed, grain, and implements of husbandry. On all these, an exorbitant interest is charged, and in consideration of the pecuniary obligation thus incurred, the services of the man are exacted. Hence the connexion is rather personal than resulting from the tenure of the land, and various circumstances support this view. In mortgages those rights are seldom, if ever, transferred; in private sales very rarely, unless specified, in public sales by authority for arrears of revenue, never. Hence an auction purchaser never acquires any rights over the tenants at will of a former Zemindar, and thus the Zemindar always struggles to include all such cultivation under the term of his Seer. In the partition of an estate, each Puttee keeps its own Ryots, and sometimes the most violent disputes exist as to the right to certain Ryots.

96th An instance may go far towards exemplifying these customs. In the partition of a village in Nizamabad, held by Rajpoots, a dispute arose regarding the right to an Aheer. Each party claimed the man as his own Assamee, and wished his name to be inserted in the list of his

own Puttee Both claimants, and the man himself came forward. The facts of the case were admitted by all A's ancestors had first located the man in the village, given him his house, supported him, and for a long time retained his services—such as the first day's ploughing of the season, the first day's use of his bullocks in the Sugar Mill, the usual petty offerings of grain, molasses, &c To improve his cultivation the man had dug a well, for which purpose he borrowed money from a Mahajun A was in reduced circumstances, and could not pay the debt. The creditor pressed for payment, and at last B came forward, paid the debt, and subsequently claimed the services of the man, who now left his former house, and resided in one assigned him by B. The man himself, apparently a respectable and sensible cultivator, never thought of denying the obligations of his situation, but said that on A's inability to support him his services were transferred to B. The matter was referred to several respectable Zemindars, who were present, and they unanimously and at once decided that A's right was indefeasible, except by his own transfer to B, and that the Ahee or was consequently still bound to render as before all the usual service to A, whilst B might claim in liquidation of the new debt, whatever else the Ahee might be able to do. This decision was communicated to the parties, the Ahee was registered as A's Assumee, and all parties went away apparently satisfied that the case had been fully heard.

97th There are however many varieties of this class. In proportion as they are good cultivators, and raised above the mehial castes, they acquire by prescription, rights which at length become valuable. The Koerees are an instance of this. They are by far the best cultivators, and they excel in gardening. A Zemindar is always glad to get some of them located in his village. He treats them liberally, because they improve the ground by constantly manuring it, and pay him high rates, and that punctually. Hence their cultivation is never interfered with. They get as much as they like, and are allowed to keep it as long as they will. The self-interest of the Zemindars would always be sufficient to protect them, except against salries of passion. Lately however the independence of this class has been established by the rapid spread of Poppy cultivation in the district. The Koerees are the only class of people who will produce Opium. By taking advances from the Opium Department, and putting themselves under the protection of that powerful establishment, they have quite freed themselves from any dependance on the Zemindars. It is needless to say, that nothing is consequently more odious to the opulent and powerful Zemindars than this Department.

98th. It is clear that non-proprietary cultivators of this third class by long prescription would rise to the second class, and acquire the right of holding their land at fixed rates.

99th The better to define and secure these rights, it has been one great object of the settlement proceedings to form an accurate record of each of these classes, according to their several designations. In the two first classes, the extent of their cultivation and rate of payment has been determined, and in the third, the land actually held, and the rate actually paid recorded; this rental thus formed by the village Putwaree, in the presence of as many members of the community as may be on the spot, has been afterwards advertized for information in the village, and at the place where it was drawn out, a time fixed for hearing objections, and at the close of that time, the question has been finally disposed of. Whenever the prevailing rates may have been reduced below the fair Peigunnah average, from collusion, partiality, by special contract, or other cause, it has been sometimes necessary to re-adjust and fix the rates, which may be hereafter demanded.

100th. The future maintenance of those arrangements must be left to the Courts of Law, but it is well to see how the present practice of the Courts affects them. Summary suits for rent will be decided according to these rates, unless proof be adduced that they have been set aside by the Dewanny Courts, or altered by voluntary agreement; and such voluntary agreement should never be admitted on the denial of either party, except under the clearest documentary proof, or alteration of the rates previously made by both parties in the register of the village. Any cultivator forcibly dispossessed of the land he holds, according to the register, might sue summarily before the Collector for re-instatement, to whatever class he might belong, and would be re-instated accordingly. A summary process is provided to maintain a cultivator in possession against his Zemindar, but no summary process for ejecting a tenant at will is open to the Zemindar. If any Ryot fails immediately to liquidate a demand for rent, adjudged against him in a summary process by the revenue authorities, he is liable to ejection, and his land is then made over to the Zemindar. Tenants at will seldom resist the requisitions of those who are really their Zemindars, that is, who claim the supremacy which has been before described; but few would yield up their possession in favor of an auction purchaser. In such cases, then, although the Zemindar possesses legally the right of ousting the tenant at will, he can only legally enforce it through a regular suit. The Courts also can of course always take cognizance of claims to be removed from one class of cultivators to another. It is however very questionable how far they could interfere in altering the rates fixed by the revenue officer, unless on pleas originating subsequently to the settlement. They could at least only take cognizance of the question as between man and man, between the Zemindar and the Ryot, as it might be affected by contracts existing between them. They could not positively alter any rate fixed by the Collector. If the estate were held *kham*, or

farmed, or sold by the Government in consequence of default, the settlement rates might be demanded, notwithstanding the decree of the Court. If this were not the case, the rental might be reduced below the Government demand, and the interference of the Civil Courts might be thus exercised in regulating the Jumma, which it is an established principle that they have no power to call in question.

101st If it were desired to introduce the European system of farming, or in Indian parlance, to make the whole lands of the village Seer, this could only be effected by purchasing up the rights of the two first classes, and by purchasing out, or ejecting the last class, probably by long and expensive litigation. The insuperable aversion which the upper classes (*Ushra/i*) have to engage with their own hands in any agricultural operations, would render it very difficult to persuade them to part with their rights.

102nd It is necessary to allude here to the great number of summary suits regarding the payment of rent, which are instituted in this district.

The number is still increasing, and the causes which have produced so much litigation deserve note.

Number of Suits instituted in the three quarters or 1823—	374
1833—	617
1834—	358
1835—	675
1836—	882
1837—1838	1305

*First*.—The operations of the Special Commission under Regulation I, 1821, and I, 1823, for the reversal of fraudulent sales, and transfers of property; was one of the chief causes.

In the early period of our rule the district suffered exceedingly from the effects of our Code. This was hastily introduced, immediately on the cession, and gave a rich harvest to numerous intrigues, who poured in from the neighbouring districts which had been longer under our rule, and were better accustomed to the tricks and chicanery, which an artificial system of the sort is likely to produce amongst an illiterate people. The choice too of some of the first agents for introducing the new system appears to have been unfortunate. The natural result was, that extensive frauds were perpetrated both in the registration of owners of estates at the time of the first settlement, and subsequently in the transfer of property under forced and collusive sales. To remedy this state of things was highly desirable, and the remedy ought to have been promptly administered immediately the evil was discovered. As it turned out, the attempted remedy was almost worse than the evil.

103rd. In 1829, that is, twenty-six years after the commencement of the evil, the Commission was called into operation in the district. Its conduct was entrusted to Mr. R. M. Bird, the Commissioner of Revenue and Circuit for the division, who was perfectly aware of the necessity, and importance of the measure. The Regulations quoted above confer an

immense discretionary power, and admit of great latitude of interpretation Mr. Bird commenced the work with energy, and began to act on the strong views he justly entertained upon the subject. Had these views been then carried through with promptitude and decision, great good might have resulted. An immense number of suits were immediately instituted, but in the mean time a change had taken place in the views of the superior authorities on the subject of this Commission. Some of the first cases decided by Mr. Bird gave rise to much discussion, and were reversed in appeal. No further decisions were passed, and the time of the Commissioners was speedily so completely occupied with their other duties, that the investigations lay thus in abeyance for seven years, till in 1835 a separate officer was appointed to close the investigations. When this took place, the views which led to the original enactment, had become completely altered, and all the claims which had been kept alive for seven or eight years, were speedily thrown out. In addition to this, the appellate authority, as well as the primary, had become clogged and overwhelmed, till about the same period a special provision was made for the discharge of its functions. Hence many of the claims which had been allowed by the Special Commissioner in the early part of the period between 1829 and 1836, and the parties put in possession accordingly, were disallowed in appeal at the close of the period, and the decree holders again dispossessed, and made to account for mesne profits.

104th. Amongst a people extremely sensitive regarding their rights in landed property, it may well be conceived what injury resulted from operations such as these. It is unnecessary to notice here the evil effects upon the prosperity and morals of the people. Its effect in all estates which had been purchased at public auction for arrears of public revenue (and very numerous they were) shewed itself in the refusal of the members of the old village communities to pay their rents. Hence the proprietor of such an estate was sometimes compelled to file sixty or seventy suits in a single village or Mehal.

105th. *Secondly*,—By far the larger number of suits were instituted in Peigunnah Nizamabad, and many of those resulted from the fiscal mismanagement of the Peigunnah whilst under settlement, from 1822 to 1834. It was the field where every young and inexperienced officer began to make settlements, or to introduce a new system, and hence was the subject of many crude and rash experiments. Amongst these was the arbitrary fixing of rent rates, from which the Government demand was deducted. In proceedings under Reg. VII, 1822, this was frequently done, and with the most injurious effect. The arbitrary rates could often not be exacted, but they gave the Malgoozar a pretext for demanding them, and consequently involved him in litigation.

106th. *Thirdly*,—The very unsettled state of the landed property was

another fruitful source of litigation. Disputes regarding boundaries, and between Putteedars, were constantly thrown into the summary suit file

107th *Fourthly*,—But all these causes were ten-fold magnified by the delay which used to occur in the decision of these suits, then falsely called summary. Till the Sudder Board of Revenue took up the subject in 1833 with then wonted energy, suits of this sort used to remain on the file ten years or more. When the Civil Courts had the charge of the summary file, very few decisions were ever passed, and these few were based on no fixed principles. Contumacious cultivators dined the efforts of the proprietor to compel payment by the institution of summary suits, whilst these were still placed on the file by the disheartened proprietors, lest failure to assert the claim might have compelled reference to a regular suit, which seemed more expensive and still more hopeless of speedy termination.

108th. A recourse to distress and sale of personal property of the tenant was equally fruitless, replevin immediately took place, and further proceeding was stopped till that could be disposed of.

109th. A very different state of things has followed close upon this. Within the last three years summary suits have been decided and enforced, through the agency of the Tuhsildars, with a promptitude never known before. A month or six weeks is the average duration of a suit, and none lie over for more than three months, whilst the Cutcheiry of the Tuhsildar is a tribunal at the door of every man. In the mean time, the Special Commission has nearly closed its course, rent rates have been adjusted, and boundary and Putteedar disputes settled. It must also be remembered that the division of property is very minute, the number of subordinate tenures large, and that every effort has been used to induce the Malgoozars to have recourse to summary suits, instead of relying on the irregular and illegal interference which used to be exercised by the Tuhsildars in the adjustment of their Putteedars disputes, and collection of their rents. When all these things are taken into consideration, it will not perhaps be considered strange that the summary suit file is heavy. It will rather be thought a happy proof of the efficiency of the process, and a sure indication that regularity and legal modes of redress are rapidly taking the place of confusion and misrule.

110th. The state of the rent free lands requires some notice. All the claims to hold land free from the payment of revenue have been investigated and finally disposed of. The quantity resumed and settled is very large. This consisted mostly of unauthorized grants by Amils, or Tuhsildars, or Zemindars, in which the original grantee, however, had generally demised, and the property had devolved upon the heir, contrary even to the terms of the grants. A large portion of the grants had conveyed tracts

of waste land which had been brought into cultivation after the commencement of our rule

111th An uniform principle regulated the settlement of all these tenures. Possession and the actual state of things was maintained so far as it was unaffected by the assertion of the right of the Government to its share of the produce. If any other than the Maafcedar was in possession of the Zemindary, i.e. the proprietary right, the settlement was made with him. If the Manfeedu had obtained the Zemindary right by legal transfer or by prescription, the settlement was made with him. If he had not obtained the Zemindary, but seemed to possess other rights as an under tenant or cultivator, those rights were secured to him on easy terms, and he was protected from any encroachment on the part of the Zemindar, so long as he faithfully performed his part of the contract.

112th A few tenures were confirmed for life, or in perpetuity. The latter are old religious endowments, which appear to have been held from time immemorial, and to have been respected by all.

113th The settlement of this province for twenty years has been formed in the seasons 1833-34 to 1856-7, and extends according to the year in which each settlement was formed from A F 1241 to 1264. In all, the settlement has been conducted professedly under the system generally designated as that of Regulation IX, 1833. The adjudication and demarcation of village boundaries prior to survey, the measurement both by Ameens and by professional Surveyors, the determination of the Government demand from general considerations of former fiscal history, and comparison with other neighbouring and similar villages, without a minute scrutiny into the assets of each estate, and the subsequent record of proprietary rights and rent rates, are the main features of the system. In particular cases the system may have been a little deviated from, as will hereafter appear, but this arose from peculiar circumstances.

114th The former assessment was in general light. The country was imperfectly cultivated. There had been no settlement since 1220 F. and subsequent to that period much waste land has been brought into cultivation. There was therefore less caution necessary in fixing the Government demand than where the assessment had formerly been overstrained, and large reductions were called for.

115th Very few instances of recusance on the part of the Zemindars ever occurred. It is true that the average of the assessment on the cultivated land is not low, but it must be remembered that the land is very valuable, and pays rates generally much higher than elsewhere. Sugar, Indigo, and Opium are the crops which bring the greatest pecuniary return, and it is satisfactory to bear in mind that the rates were assumed about

1833-34, when all these products were in less demand than general. The advances of the Government for Sugar had ceased a little before that period, and materially deranged the market for that article. The failure of the agency houses in Calcutta had depressed the Indigo market, and the cultivation of Opium even now is less extended than it might be.

116th. The chief labor of the settlement consisted in the difficulty of deciding the numerous boundary disputes, and fixing the relations between the proprietors amongst themselves, or the proprietors on one hand, and the numerous subordinate tenants on the other. The whole area of 2,121 square miles is parcelled out into 5,541 villages, which gives an average of less than 245 acres to each village. When we advert to the former state of this district, and the rapidity with which it has been in our hands, it is not surprising that numerous disputes should exist between the different villages. The adjudication of these had never yet been attempted on any uniform plan, and it was a task of no small difficulty, in many cases, to reconcile or give effect to the different decisions which had been formerly given. voluntary arbitration between the parties was the means generally employed for determining the boundary, but where the parties would not arbitrate of their own accord, persons were appointed by lot, under the established mode, to settle the dispute.

117th. I cannot say that I contemplate with satisfaction the mode in which this duty has been performed. Too much was left to private arbitration, and the awards thus given were too strictly followed. The venality of the arbitrators became at length notorious, and there were some, who were known to have amassed large sums in this method. When the work was nearly completed, all persons were convinced that the preferable method was to refer as little as possible to arbitration, and in the cases which were so decided, to tie down the arbitrators within the narrowest limits, and to insist upon a prompt decision in the immediate presence of the superintending officer. This plan was pursued very successfully after the completion of the unsettled portion of the district, in the permanently settled Peigunnah of Secunderpore.

118th. Whatever may be the defects of these operations, it is however certain that the amount of good has been enormous, and quite throws the other into the shade. Possession has been scrupulously upheld, so that the main injustice which could ever be inflicted was to transfer more or less of the culturable waste between two adjacent villages to one or the other. To this waste it was seldom that any title could be made good. By no other plan than that prescribed by the system of settlement could these have been ever brought to adjudication. They have now been all decided, marked off, and a record of the boundary formed both by native Ameens in a rough manner, and by professional Surveyors, on scientific principles. It is scarcely possible hereafter to conceive that any doubt should exist as to

the decision, and the real position of the boundary. One cannot but regret that the agents employed in these operations should often have been false and corrupt, but there can be no doubt; that any attempt now to revise these proceedings, or any failure of decision in supporting the demarcation now made, would be attended with the greatest possible evil, and throw the whole district into confusion.

119th. The only authority competent in any way to alter the decisions already given, is the Civil Court in a regular decision. The Courts will now have each case clearly before them, and every possible light will be thrown on its merits. The sound rule to lay down is, that every decision must be confirmed, unless it can be proved that it was unjust, and the right to another boundary established. If this rule be strictly followed, no evil will result.

120th. One great advantage of the system is, that the district is twice visited by the revenue authorities, once before survey, to settle the boundaries, and again after survey to fix the Government demand. The latter is a valuable opportunity to inquire into any cases of alleged hardship or injustice, which occurred in the former operations. This has been always done. The officer who came on the second occasion to form the settlement, was generally of superior experience to the officers employed on the former occasion, and the opportunity seized to examine the former decisions. I can confidently say that no cases have been left, where the correction of apparent partiality would not have violated some important principle, which could not, according to the spirit of the law, or the dictates of sound policy, be shaken without very injurious results.

121st. The adjustment of the right of co-parceners and of the rates payable to them by non-proprietary cultivators, has also been a work of great labor. It has been much increased by the expression of a general wish on the part of the people, subsequently to the settlement, to have their shares in the estate separated, both in the cultivated and culturable parts. This has been very generally done at their own expense, towards which they readily contributed. In such an event, the village has been remeasured; the holding of each person distinguished by a peculiar colour; and new *Khusekh Khuteonee* and *Terij* formed accordingly. Nothing, I believe, has given more satisfaction in the district, or tended more to the security of property, than the way in which this operation has generally been performed.

122nd. The incidental advantages arising out of the present settlement, and the other operations which have been conducted to a close during its progress, may be thus enumerated:—

123rd. The formation of an accurate map of the whole district has enabled the local authorities to fix a regular boundary with the neighbouring

districts, and to determine the limits of the several Pergunnahs, Tuhisdaries and Thannah jurisdictions. The greatest possible efficiency has thus been given to the several establishments, and the comfort of the people greatly consulted. The statements inserted after paragraph 5 present a complete view of the organization of the Motussil establishments of Revenue and Police, which has been thus effected.

124th. The accounts of each village with the Government were adjusted at the time of settlement. Arrangements were made for the liquidation of any outstanding balance of land revenue, or *tuccaree*, or the remission of the demand determined. The items in deposit regarding the village were examined, and either refunded, carried to the account of Government, or otherwise disposed of, as was necessary. The several items standing under the head of law charges, and arising out of previous litigation between the Government officers and the different villages were adjusted. The confusion into which the accounts had fallen, rendered the careful execution of a work like this, at such a period, unimportant in its financial results, and a great accommodation to the people. At the same time it tended to bring more completely before the settlement officers several considerations which were essential to the formation of a right estimate of the capabilities of each village.

125th. The arrangement of villages at the time of settlement, made after the limits of the district and its several sub-divisions had been fixed, as shewn in the general statements furnished with the report on each Pergunnah, has also been the basis of a system of registry and record for the whole district. The Pergunnah number attached to each village in the general statement, is the same that is borne by the bundle in the Record Office, which contains all the proceedings that have reference to that village. The lists attached to these bundles are, in fact, registers of all the transactions that have affected each village.

126th. Having thus sketched the general operations pursued in the district, it will be of some practical use to notice the particular degree or method in which they were carried into execution in each Pergunnah. I will endeavour to do this faithfully and impartially, with all the light which subsequent experience has thrown on the earlier operations in the district.

127th. Pergunnah Nizamabad is the largest and most important in the district. It was first selected for settlement soon after the passing of Reg. VII, 1822, and was the field where every young officer first attempted to make settlements, and obtained his experience. The results, as might be expected, were very incongruous. In 1833-4-5 all these operations were recast on the model adopted on Reg. IX, 1833. The professional survey was conducted by Capt. Simmonds, whilst the field measurement, where it had not been already completed, was conducted by the revenue authorities. One great evil of this was, that the revenue survey, especially on its first

commencement in 1833-4, was far from correct. The interior survey, especially, was often considerably in excess of the truth, as is always likely to be the case, when it is not checked by the native field measurements. The culturable land was also given considerably in excess, from an opinion held by the surveyor, that all the land which would produce any thing whatever should be classed under this head.

128th. In estimating the settlement, advertence must always be had to the mode in which the "general statement in acres" was from necessity drawn out, and the averages there exhibited.

129th. The cultivated area was always taken from the measurement on which the settlement was founded. This was frequently many years previous to the professional survey, and exhibited a much smaller cultivated area than was found to exist at the time the settlement was prolonged for the extended period from 1241 to 1262. The prolongation of the settlement was partly thus determined on considerations, which although they may have influenced the first settlement, were not the foundation of it. The total of the cultivated area there exhibited in the general statement is considerably less than the survey gives, and also below the fact. This of course makes the average rate of assessment higher than it would otherwise have been. The total area was necessarily taken from the survey returns, which were undoubtedly under this head correct.

130th. The diversity of plan and of persons who had conducted the operations in this Pergunnah, produced its natural effect in great inequality of assessment. In the remarks I have made on the errors of inexperienced officers, I by no means except myself from the number. On first joining the district in 1833, with no previous revenue experience, I found the Pergunnah distracted, and almost ruined by the mal-administration of the preceding ten years. Large balances accrued annually, not from over-assessment, but from unadjusted rights and disputed claims. Affairs frequently occurred, from ill-defined boundaries. There were numerous unadjusted claims, and every thing pointed out a state of considerable disorganization. It became an object of great importance to terminate this state of things as soon as possible. At the close of the year the revenue survey commenced, and did not terminate its operations in the Pergunnah till the end of the next season. It thus happened that this was the first part of the district prepared for settlement, and in addition to the other causes which urged a speedy termination of the settlement, it became necessary at once to enter on the revision and completion of the operations here, or to remain unoccupied. The settlement was completed and reported in the middle of 1835. Two years' experience since then has convinced me that some of the assessments are higher than they ought to have been. Some of the errors were those of my predecessors, which I left uncorrected; some my

own, into which I was betrayed either by erroneous surveys, or by the partial assumption and application of averages I think, however, that these cases are few. During the two years above alluded to, a Jumma of nearly three lacs has been collected, with a real balance of only one or two hundred rupees at the close of the year. Even this has been realized soon after, and in addition, large sums have been collected in each year, the balance of former years. In one instance, a small village was sold for its arrear and fetched a good price and in another a farming arrangement was made for the share of a defaulter. Both these cases were peculiar, and with exception to them, the whole has been collected by the ordinary methods. Imprisonment of the person, and distress of personal property, have been very rarely resorted to. It is probable that so long as the present high prices of Sugar are maintained, and the demand for Indigo and Opium remain what they are now, little difficulty will be experienced in collecting the revenue during ordinary seasons. Any failure, however, of these sources of profit, in adverse seasons, will probably throw some of the villages, for a time at least, on the hands of Government. It was for some time a question in my own mind, whether I should propose a reduction of the Jumma on a few estates. The remission of 2 or 3,000 rupees on ten or eleven villages would have been all that was required. But after consulting with the most intelligent natives in the district, it seemed best to avoid shaking the confidence of the people in their settlement, or to check the efforts they were rapidly making to improve their estates by extending the cultivation, or increasing the means of irrigation. If the opinion had once prevailed, that default and reluctance to pay might produce a reduction of assessment, these industrious habits would have been checked, and many estates have been injured at a small advantage to a few. The operation too of this principle would have probably been felt in other Pergunnahs where no such inequality existed.

131st. The confusion in this Pergunnah was not confined to the assessment. The demarcation of boundaries was also attended here with far more difficulty than elsewhere; it had previously been the custom to measure the village before the boundaries were fixed. This pernicious practice had given rise to endless intrigues and chicanery on the part of the native Ameens. The lands of one village had sometimes been measured, or rather the measurement inserted in the papers of another village, and the settlement formed on this measurement. It hence became often necessary before the demarcation of a boundary, to examine many previous proceedings, and refer to voluminous documents. This, and the habit of intrigue and litigation, which it had fostered amongst the people, rendered the work very tedious and difficult. I fear that in some cases knavery and corruption obtained their ends, and I know not how this could have been avoided. But in every case, a clear decision has been given,

a good demarcation on the ground has been made, and a record of the boundary has been formed. The value of this can only be known to those who were acquainted with the previous state of things. It has already in many cases of itself altered the face of the country, and saved many persons from ruin.

132nd The imperfections of the boundary work in some degree affect the value of the survey, at least in the eastern and southern portions of the Pergunnah, which were surveyed in the first season. The professional survey cannot be there taken as an infallible indication of the boundary, but references must also be had to other documents put up with the proceedings in each case. In the western and northern parts, which were surveyed in the second season, there is little or no fear of error.

133rd The same imperfections which adhered to the other parts of this settlement, exist also in the record of the fractional shares of proprietors, and in the adjustment of the rent rates. In the previous settlements it had been usual to express the hereditary rights of the proprietors in fractions of a rupee, without ascertaining whether their actual interests in the State did, or ought to correspond with them. Arbitrary rates were also frequently fixed, which never could be paid. Great progress was made by myself in correcting these irregularities, and amending the records. Mr Montgomery has since been actively employed in the same way, and I trust that all material defects have already been remedied, or will be soon.

134th The circumstances of Chinnakote and Kerat Mittoo are so similar, that they may be considered together. These were surveyed by Captain Simmonds, and settled by Mr Montgomery in the season of 1834-5. The culturable area has been often overstated. There is no reason, however, to think that the defects of this survey have produced any evil consequences.

135th The assessment is light. It has been collected now for two years without any balance, or the smallest difficulty. In June of each year, the whole demand for the Fussly year, beginning on the 1st of October, has been collected.

136th. There is no reason to believe that the boundary work has been otherwise than well done, and that thoroughly. A few cases about which doubts existed, have since been examined and put to rights.

137th. The rights of proprietors and rent rates have been generally recorded, but the complete form, subsequently introduced, was not then in use. Voluntary agreements were not then entered into by the proprietors, and the partition of the waste land in each village amongst the several co-parceners has not been so thoroughly done here as elsewhere. The rule of partition has always been fixed, but that rule has not yet been universally carried into effect.

138th The survey and settlement of Pergunnah Belhabans were completed in the same season of 1834-5. The survey was conducted under the immediate superintendence of Lieut Foidyee, then an Assistant to Capt Simmonds, and was executed in a superior manner. The Pergunnah i.e. held by one large brotherhood of Bais Rajpoots, who agreed to their Jumma in the gross, and distributed it themselves equally on every bengal of cultivation throughout. This singular proceeding was prevented from falling unequally on the several members of the communities, from the circumstance of the property of each being scattered about different Mouzals, and in the mode generally known us *khet khut*, so that every man had land of each sort. It must however be borne in mind, that this measure has produced a very unequal village assessment, as those which have poor lands are taxed equally with those that contain good lands. Each Mehal must always be held responsible for its Jumma, not each Mouzah.

139th. The assessment is light, but some difficulty will always be experienced in collecting it, for the people are very unruly, and bear a bad reputation in the district. They are said, it is to be feared with reason, to harbour thieves and bad characters of all descriptions, and no doubt to participate in their gains.

140th. Something is wanting in the Pergunnah in working out the principle laid down at the time of settlement regarding the division of the waste land in each village amongst the several Puttees. This has not been regularly enforced, and no doubt cases exist, where an actual partition is necessary, and ought to be immediately carried through.

141st Pergunnah Deogaon was surveyed by Mr Terraneau in the season of 1834-5, and settled by myself in 1835-6.

142nd The boundaries were very well laid down by the Native Deputy Collector, Seyud Nawazish Ali, and the very respectable Tuhsildar, Meer Muxood Ali. The villages were so much broken and intermixed that this was a work of no ordinary difficulty. It was done not only, completely, but with the fewest possible complaints, either on the score of partiality or unnecessary expense.

143rd. This Pergunnah was unfortunately chosen as the one in which a new survey party commenced its operations. The villages often consisted of broken fragments of land, some larger, some smaller, some mere fields, others tracts of cultivated and uncultivated land, scattered about at considerable distances from each other. The only way to survey those villages satisfactorily would have been to make certain defined circuits in different directions, of the ordinary size of villages, and corresponding, as nearly as convenient, with existing boundaries, to have surveyed the same circuits professionally, and by native Ameens, and after thus testing the

accuracy of the latter, to have taken out from the native field maps the several fields or parcels of land constituting each village, and to have added these up as giving the total area. This however was seldom attempted, and where it was tried, was done so incorrectly as to be nugatory. The native measurements were frequently approved, and passed as agreeing with the professional, when the areas surveyed were totally different. The professional survey itself is often grossly incorrect, both in its representation of the cultivation, and its delineation of the boundaries. The native maps have received scarcely any check, several of them are scarcely intelligible, and in many fields belonging to different persons, different Puttees, and even different Mehals, have been grouped together in one number.

144th I have done what I could to remedy this state of things, by examining the boundaries, making additional native maps where necessary, and distributing the fields and holdings afresh. Such inaccuracies in the professional maps as I happened to meet with, were noted on their face, but I well know that there are many which must have escaped me. The total areas were taken from the professional survey, so that the total of the Pergunnah, according to the survey, and according to the settlement papers will agree, but the areas of the several villages will often differ considerably, owing to the adjustments which were found necessary.

145th This Pergunnah was the highest assessed in the district, and very little increase on the former settlement could be anticipated. Not only was the rate of the former Jumia on the land high, but the land itself is inferior in quality to that of other parts of the district, yielding mostly very uncertain rice crops, and the Zemindars are numerous, each holding a small portion of Soor land on which he subsists, whilst from being Rajpoots of high caste, they are unthrifty cultivators. The main object in the settlement was to equalize the assessment, and much has been done towards this. The settlement has perhaps given more satisfaction than any other in the district, and this result was mainly attributable to the impartial, upright, and very conciliatory conduct of the Tuhsildar.

146th In estimating the character of the settlement by the averages, it must be borne in mind that the cultivated area has certainly been under-measured, and that no land has been put down by the professional survey under the head of culturable. Whatever was not under the plough, or had not evidently been so within the two or three preceding years, was classed as barren waste.

147th The record of proprietary rights has been carefully, and well done by the Tuhsildar. The Persian papers are very complete, though the English statements have not been as yet drawn out in the form best adapt-

ed to elucidate the peculiar tenures of the Pergunnah. These however are now in a course of preparation, on a plan prescribed by the Sudder Board of Revenue subsequently to the conclusion of the proceedings. No difficulty will be experienced in giving the materials any form which may be thought most expedient.

148th Pergunnah Mahol was surveyed by Lieutenant Fordyce, in the seasons 1834-5 and 1835-6, and settled by Mr. Montgomery, in the latter year.

149th The boundaries were mostly laid down by the Native Deputy Collector, and by the Tulsildar, Bulksish Ally Khan. The work was not satisfactorily performed. The people are low, and litigious. The Tulsildar had little experience in the Pergunnah.

150th. The survey was very well conducted, and may be relied upon.

151st. The settlement, though showing a high average, is very light, for the land is exceedingly valuable. The finest Sugar Land, perhaps, in all India, is to be found here.

152nd The tenures are simple, being mostly Zemindary, where the co-parceniers held jointly or severally according to their hereditary shares. The point of greatest importance was the formation of good rent rolls to show the rights, holding, and rates of all the non-proprietary cultivators. This has been carefully done by Mr. Montgomery, and these relations are now placed on the best footing. The rent rolls, or *Jummabundee*, were formed after the settlement, drawn up in the common Nagree character, published to those concerned in every possible way, by personal explanation to as many as were present, and by suspension in the village before the eyes of all, objections against any parts of these were afterwards heard, and orders passed as each case required.

153rd Pergunnahs Mahomedabad, Gohna and Mhow, were surveyed in the years 1834-5, and 1835-6, and settled by myself in the latter year.

154th The boundaries were decided and marked off by two Tulsildars, Ahmed-oolah Khan, and Zulcor-ooh-huk, who were there successively under the personal superintendence, first of Mr. Montgomery and Mr. Chester, and latterly of myself. These proceedings were unnecessarily protracted, rendered very expensive to the people, and sometimes in the final result unfair. Great exertions have however been used to render them complete, and to correct any errors that may have been committed. The undertaking was of vital importance to the prosperity of the district, for there is much waste land, the title to which was greatly disputed, of great capability, and now covered with wood, which is in high demand at the Sugar factories scattered all over the district.

155th The boundaries were often erroneously laid down, and little pains taken to reconcile the professional and *khuseh* maps. The important point to be borne in mind is, that the professional map cannot always in itself, and alone, be held conclusive on the form of a boundary. Before a certain conclusion can be arrived at, the maps of the two contiguous Mouzahs must be compared, the proceeding held on the adjudication of the boundaries examined, and reference had to the *khuseh* maps, and any other sketches of the boundary there may be. If the process be carefully conducted, on the occurrence of any dispute, it will be impossible to fall into any great error.

156th. The assessment is light, more so than is shown by the averages for there is good reason to believe that the cultivated land was much under-measured, and the culturable land was avowedly shown as barren waste.

157th. Great exertions were used to make the records of proprietary rights and rent rates as perfect as could be, and sanguine hopes may be entertained that those are placed on a satisfactory footing.

158th. The Pergunnahs of Gopalpore, Kowiccah, and Atrowlieeah Tilhenee, were surveyed by Lieut. Fordyce in 1835-6, and settled by Mr Montgomery in 1836-7. Three large Talookahs had however been previously settled by the late Mr George Bird, in 1831-2, and the arrangement confirmed by the Government. These were incorporated into the present settlement, with no further change than the extension of the period of the lease.

159th. The boundary work was done almost entirely by the Tulusildar Sheikh Walieedooz-zuman, with constant supervision and occasional assistance from the Native Deputy Collector, or the European functionaries. It appears to have been very well performed.

160th. The survey was well conducted. These Pergunnahs are undoubtedly the best surveyed in the district.

161st. The assessment is fair and equitable. Adverting to the nature and capabilities of the soil, it is low, but if the character of the people, and the nature of tenures, is borne in mind, it is quite as high as it ought to be. In comparing the averages of this assessment with those in other Pergunnahs, it must be remembered that here the survey is a very faithful representation of the extent and character of the land, and that therefore the rate of assessment is not actually as much below that of the rest as it appears to be. The Zemindars are high caste, pugnacious Rajpoots, and their tenures *bhyachara*. There are also many Brahmins, who hold lands at low rates as under-tenants, and exercise a powerful religious influence over their superstitious landlords. The revenue administration of this district has always been most difficult. The late operations will materially facilitate the collections, but still difficulties must

be anticipated. It is only some years of firm and consistent rule, which will suffice to bring the turbulent inhabitants to industries and regular habits.

162nd The settlement of Pergunnah Suggree occupied a long period, and was not finally completed till the year 1836-7. Some few settlements were made by Mr. Baillou, under Regulation VII, 1822, but the greatest bulk by Mr. Montgomery, who also recast the prior settlements. The work was completed and reported in 1834, before the introduction of the new system, but the Commissioner judiciously declined forwarding the report then and desired the whole to be reviewed under the new rule. This was admirably done by Mr. Montgomery.

163rd The Kishwaree survey was long ago completed by the revenue authorities, so that the Surveyor was relieved from this duty, and desired merely to survey the boundaries, sketching in the geographical features of the country and omitting the interior survey, or that part of the operations which was designed to distinguish the cultivated from the uncultivated lands.

164th The adjustment of boundaries had formerly, as in Pergunnah Nizamabad, been much mismanaged, but before the approach of the survey these were all definitely settled, and well marked off, so that no difficulty was experienced. Some of the decisions may, as in other cases, have been unfair, but the survey is now a faithful record of what the decision was. There can never be any doubt hereafter on that score. The professional operations afford also a complete and very satisfactory proof of the correctness of the former Khusreh survey.

165th The assessment is light and equitable, and has now for three years been collected without any balance. The record of proprietary rights, &c has been completed on the plan prescribed, and the settlement is now as perfect as that of any other part of the district; though it has only been brought to this state at a great expense to the people, and with much personal vexation to them.

166th. Pergunnahs Chosce and Nuthoopoor were surveyed by Mr. Trianneau in 1835-6, and settled in 1836-7 partly by myself and partly by Mr. Montgomery. The boundary work had been slowly advancing for the preceding year or two, but it was completed by the Native Deputy Collector just previous to the survey. The work was ill done. The large quantity of rich land lying waste about different parts of the Pergunnahs rendered it certainly a task of some difficulty, whilst the wealth and intriguing character of some powerful men in the Pergunnahs added to the difficulty of executing the work with fairness to all parties. The evil, instead of being detected and exposed by the survey, was concealed and aggravated by its operations. Not only were the defects of the demarcation

tion concealed, but where the demarcation was plain and evident, and no dispute whatever existed, errors of the most fatal nature were committed in the survey. Had the professional maps been received and recorded without question, the greatest confusion would have ensued. As it was, the assistance of a professional surveyor was obtained. All the maps were carefully reviewed, compared with each other, with the record of the adjudication of the boundary, and with the Ameen's map. Whenever any doubt existed, a personal examination of the boundary and renewal of the demarcation took place. This was superintended either by myself or by Mr. Montgomery. We always found that adequate decisions had been passed, but that these decisions had not always been clearly marked off. The whole has been now carefully corrected, and no future doubts can well arise, as to the position and direction of the boundary. I am however bound to say, that owing to various causes, which it is needless to enumerate here, the decisions have been more influenced by corrupt motives, and are more unfair, than in any other part of the district.

167th The assessment is light, and will be easily paid, as the soil is very rich, and there is much fine culturable land, which will rapidly be brought into cultivation. It must also be borne in mind that the cultivation has been under-measured. The rights, &c., of the proprietors have been well recorded, and the subsequent separation of shares generally completed.

168th The settlement of each Pergunnah has been thus reviewed. Under ordinary seasons, and with good management, I have little doubt of the stability of the whole, with the exception of a few villages in Nizamabad.

169th. If the present demand for the staples of the district, Sugar, Opium, and Indigo, continues undiminished for a few years, the advance of the district in wealth and prosperity will be more rapid. Its welfare will however depend much for the few first years on the firmness of the civil administration. If the arrangements made at the settlement are disregarded, the boundaries violated, the rights of proprietors and cultivators neglected, and misrule allowed to prevail, great confusion will ensue, industry will be checked, and improvement stopped. The effect also will immediately be felt in the collections of the Government revenue. The number of persons from whom these collections are to be made are numerous, and their rights nicely balanced. Each man now knows what he has to pay, and it will be difficult to make the redundancy of one compensate for the deficiency of another. If rights are usurped, the injured party will be deprived of the power of meeting the demand against him, and a balance will accrue. If, hereafter, balances should arise in the district, it must be remembered that this may be occasioned by mal-administration as well as by other causes, and is more likely perhaps to do so here than in many other parts of the country.

170th The Tulsidaree establishment should not be diminished. It is now strong and well dispos'd, but this is necessary on account of the minute division of property, and the numerous persons from whom the collections have to be made.

171st Much increase must not be expected to the present demand. The Pergunnah of Deogaon is settled fully as high as it can ever bear. Much good would arise from its being declared perpetual. The same is the case in Gopalpoor, Kowiceah, and Attolecah Tilhence. In Mahol, Chenakote, Belhabans, and Sniggee, the assessment has reached its maximum, or so nearly, that further investigation would not be repaid. In Nizamabad there is still much valuable uncultivated land. The total demand from this Pergunnah will probably never be increased, but its readjustment and fresh distribution after the expiration of the present period of settlement would be a great advantage. In Mahomedabad, Mhow, Ghoosee, and Nuthopoor, there is still much valuable waste land, which will probably be made productive in the course of the present lease. Fifty thousand rupees might thus very probably be added to the rent roll of Government on the renewal of the settlement.

(Signed) J. THOMASON,

*Collector of Azimgurh.*

*Offy Secy. to the Lt. Govr., N. W. P.*

*Agra, December 16th, 1837.*



## E R R A T A

### PAGE

57, line 18, *for Sollanpoor read Sooltanpoor*  
 Ditto *for Nakkoor read Nukoor*

Ditto line 21, *for Jomassee read Jowiassee*  
 58, line 19, *for Kmjn read Koonjah.*

Ditto ditto *for Dadlie read Dadlee*  
 61, line 20, *for Jomassee read Jowiassee*

Ditto line 15, *for Nookoor read Nukoor*  
 Ditto line 19, *for Patchum read Putehui*  
 Ditto line 20, *for Patchui read Putchui*  
 62, line 8, *for Tetrone read Tection*

Ditto line 23, *for Khanseow read Kanslow*  
 67, line 34, and 35, *for Seohee Tuif Mahundah read Soobhree Tuit Mohundah*

70, line 20, *for Runkundee read Runkhundee*  
 72, line 23, *for Komherah read Kumherah*

Ditto line 24, *for Lukhoor Muzieh read Lukhoo Muziah*  
 Ditto line 27, *for Sheci Mhow read Sherinow*  
 Ditto line 36, *for Qutub read Qutbah*

74, line 5, *for Samphul Katree read Sampla Khuttee*  
 77, line 26, *for Patchur read Putchur*  
 77, line 23, *for Khera Moghul read Khera Moghl*  
 78, line 6, *for Nagader read Nagadeo.*

78, line 20, *for Mowgaon read Nowgaon*  
 80, line 20, *for Patchur Nutimulpoor read Patchur Nuthimulpoor*

Ditto line 39, *for Churorce read Kuchracco*  
 Ditto line 41, *for Tiplah read Tuprah*

81, line 24, and 25, *for Khanslow read Kanslow.*

Ditto line 37, *for Bhoomee Khuteepoor read Bhoomee Khuteerpoor.*  
 83, line 6, *for Kyelmpoor read Kyelmpoor.*  
 84, line 5, *for Kujooice read Khujooree.*

Ditto line 10, *for Molhunk read Mollina*

Ditto line 11, *for Padlee Gundli read Padlee Gunda.*

Ditto line 13, *for Bereekce Sadahud read Berhekee Sadahad*

Ditto line 14, *for Behadurpoor Sainee read Buhadurpoor Sainee*

Ditto line 20, *for Chacherkee read Chhachiekee*

Ditto line 23, *for Bijouleo read Bjhoulee.*

Ditto line 28, *for Nugla Moutee read Nugla Murtee.*

Ditto line 29, *for Jehalpoor Kumelpoor read Ikbalpoor Kumelpoor.*

Ditto line 30, *for Sifurpoor read Sufurpoor.*

Ditto line 32 *for Uuchurpoor Majrec read Ukburpoor Majree.*

Ditto line 38 *for Bhoomuh read Bhoornah.*

ERRATA.

PAGE

85, line 5, *for Sulimpooi read Sulenpoor*  
86, line 9, *for Gawnwallee read Gaiowwalee.*  
86, line 30, *for Kunere read Koonarce.*  
86, line 38, *for Mulheriee read Nulheriee*  
90, line 39, *for Khanslow read Kanslow.*  
91, line 3, *for Kelson read Kalson*  
Ditto line 7, *for Kelson read Kalson*  
100, line 25, *for Bolenah read Bolcdh.*

REPORT  
ON THE  
SETTLEMENT OF THE DISTRICT  
OF  
SEHARUNPORE.

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49. The injury which has resulted to a tract of country peculiarly situated from the monopoly of the waters of the Junna by the two Canals, and proposal submitted

50. The fiscal effect of the Canal as now exhibited

51. Proposal submitted, the object being to extend the use of the Canal

52. The Putwarrees. The subsequent changes in the rights recorded in the Settlement Misl may always be ascertained if the Putwarree is made to compile correctly the papers required by Regulation IX of 1833

53. The Chokyduhs' system on which the amount of their allowances have been fixed. The nature of those allowances

54. That of Mouzahis found to be under a settlement made by Regulation VII of 1822. The rights have now been adjusted and recorded, and village statements are now submitted, together with the statements for other Mouzahis

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REPORT  
ON THE  
SETTLEMENT OF THE DISTRICT  
OF  
SEHARUNPORE,  
COMPLETED BY  
EDWARD THORNTON, Esq C S

1st February, 1839.

1st. Tho Zillah of Seharunpoor has on three sides natural boundaries, which are regular and well defined, the Ganges being on the East and the Jumna on the West, while its Northern Frontier is the crest of the Hills which separate it from the Valley of Dehra.

The Survey of the District has been carried up to the foot of these Hills, and thus a belt of land extending from the Ganges to the Jumna, and five or six miles in depth, has not been measured. Hardly any of this is sufficiently level for agricultural purposes as the hill side is extremely rugged and precipitous.

In the margin\* is given a Statement of all the Pergunahs in the

* In the Huzoor Tehsil-daree Pergh Schauunpoor. Mulhipoor. Mozaffarpur. Jehangeerabad. Behar Fyzabad. <i>Talooka Patchur.</i> In the Deobund Tehsil-daree. Pergh Deobund. <i>Rampoora</i> Pergh Munglour forming a separate Peshkar Pergh Umbehtuh, which is Mafee.	In the Sirsawah Tehsil-daree Pergh Sirsawah. Sooltanpoor Nookoor <i>Jemalpurh</i> In the Jowallapoore Tehsil-daree. Pergh Jowallapoore. Jomassce. Rookee Tuppeh Suknowdeh. <i>Kheree</i> In the Thana Bhowan Tehsildaree Pergh Thana Bhowan. NaNoutah. Qutub Gungoh. Chowsut Kheree.	District of Pergunah Munglour, the Settlement was made in the early part of the 1835 A D. by Mr Plowden, then Head Assistant to the Collector, and has been confirmed by Government. Pergunah Umbehtuh has hitherto been entirely Mafee. The Settlement of the remaining 20 Pergunahs and of Talooka Patchur and Tuppehs Kheree and Suknowdeh forms the subject of this Report. Ten Khalsa Mouzahs, however, are not included, a list
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of which is given in the margin†—the three last are situated in the centre of the District of Muzaffernuggur, and I have postponed the Settlement of these that it may be made simultaneously with that of the adjoining Estates Mouzah Huidwar, though Khalsa, has no cultivable land, the remaining six contain some portion of old Khalsa land, but the Mafee is very far in excess of the Khalsa, and Mr Connolly is now making the settlement of the restimated portion. This land and the old Khalsa must, from the

*The three Mouzahs of Zillah Muzaffernuggur should be transferred to the Pergunahs in which they are actually situated being struck out of the rent roll of Zillah Seharunpoor and added to Muzaffernuggur.*

The remainder and unassessed portion of the District, exclusive of the whole area contained in the statements now submitted, and in those of Munglour, consists of thirty-nine resumed Mafee Mouzahs, of which Mr Connolly is now making the settlement, a hundred and twenty-four Mouzahs, inclusive of Pergunah Umbehtul abovementioned, which are held in Mafee, (thus number includes both those under trial and those in which the claim of Government has been rejected) three tracts of waste and jungle land in the North and East part of the District, viz Jungle Kherce 84,377 acres, Jungle Khanseow 18,794 acres, Jungle Putrice Nuddie 39,219 acres, and lastly the Northern belt of Hill side abovementioned

2nd. The Khusreh measurements were commenced in September 1833

*The incorrectness of and were finished in June 1836 as in a letter to the Khusreh measure address of the Commissioner, dated the 1st December 1837, in reply to inquiries then made. I stated fully the runpoor*

fact of the incorrectness of this measurement and my opinion of the causes of this incorrectness, it seems, sufficient now to say that if the Collector had possessed leisure to co-operate with the Surveyor, I believe that a good measurement might have been obtained under the system then in practice, though the prohibition to measure uncultivated land must, even if the greatest attention had been paid, have rendered it impossible, on disputes arising to point out the whole property of an individual, or in many cases, even the cultivated fields, and hence too the field map is not sufficient for the purpose of recognizing the boundary, whereas if complete as it is in future to be made, it is of more use for this end than for the professional plan.

3rd. The chief error that has resulted from the Ameens not having been

*Much land "Fit for cultivation" sufficiently superintended is an over-statement of the but under cultivation; cultivated area both in the professional and Khusreh has been included under the head of "Our measurement, not to dwell on the opening given to*

bribery, great inconvenience has too frequently arisen in an absence of uniformity of system, as to the denominations to be given to soils, and the land to be recorded as unLETED

4th The denominations of soil used are Rouslee, Dakui and Boodah.

*In the neighbouring Zillah of Muaffer-nuwaq the land is classed* These distinctions are known among the people, but rent being taken in kind, little attention is paid to them, and even had the people interested themselves

Lat Dukur  
2nd Ronjeo  
3rd Isomah

where where the Zemindar's own accounts preserve the distinction Dakuur is a stiff soul, but Rouslee and Booth are light, and though at the two extremes these are the best and worst, yet in very many cases it is impossible to decide under which of these two denominations a particular field should most correctly be classed. In the measurement now going on in the Mozaffarunggu District all such doubtful cases are classed under the inferior denominations, but I found that while one Amcen uniformly pursued this system in Schaiunpoor, another thought it proper to put down all such land as Rouslee.

5th. The denominations have reference merely to natural qualities, but there ought to have been a further distinction of that soil, which, from continued high culture, has attained peculiar excellence. Such land forms a large portion of the whole cultivation in Mouzahs belonging to Jats and Gauihs, and the like excellent agriculturists, and the ascertainment of its amount is satisfactory, as the regular fragment of a surprisingly high Jumla is thus explained, and it enables one to estimate more correctly the out-turn of the Estate. In Sehawm poor such land has been classed in mass with land of not half its value as Rouslee.

6th As the season for measurement advances considerably before the

The amount of land irrigated from cutcha wells is often subject to variation where water is near the surface, and the soil light, they are sometimes made to last the year and then given up, but they can be made in other spots with equal ease and the number in existence will give a fair estimate of the quantity of land capable of irrigation

irrigation for the Rubbee harvest begins, it is always difficult to ascertain the amount of irrigated land correctly, and where cutcha wells are the means used a minutely arranged system and close superintendence is absolutely necessary. In Sehaumpoor, Ameens have severally adopted very different modes, and the ascertainment of the portion of the area which can be irrigated, but is not so at the time, was not attempted. This information can be got by the Ameen noting on the field map every old cutcha well, and if there exist in tracts not now irrigated attention being thus drawn to

the fact it is easy to ascertain whether the practice of working them has been discontinued because they yielded too little water to repay the expense, or from some less unobjectionable cause.

7th Before the Khusrehs could be used for the purpose of assessment a careful examination of their details and frequent local enquiries were necessary. The means by which the amount of cultivated area has been arrived at has generally been given in the Remarks in the Village Statements, and the amount is seldom that either of the Khusreh or the professional survey. I consider that the information at length collected was sufficient, but while this would have been ready at hand had the measurements been in the first instance good, much expenditure of time was involved in collecting it.

8th As records of rights, the Khusrehs were positively useless. In *A natural consequence* their place the Native Deputy Collector has obtained *queueur of their incorrectness* these records from the people themselves, and every step was from the first taken to give a proper estimate of their importance. This interest was soon excited when in cases where the record has been completed, purchasers of land under decrees of Court had been given possession and a few summary suits for rent had been decided with reference to them, and it has continually increased. To this interest is to be attributed the accuracy I believe to have been obtained, for the industry of the Deputy Collector could not otherwise have been successful.

9th I at first anticipated difficulty in identifying on the spot the land entered in this record as the property of any individual owing to there being no field map, but practice has shewn it is not so. To separate any Mouzah into two Mehals, it will be necessary to make a field map and Khusreh, but as those rejected did not include the waste, or the un-cultivated cultivable land, they would not have sufficed for this purpose.

10th In concluding the subject of the measurements it is well to note, with a view to prevent a recurrence of a similar practice elsewhere, that an English chain was used. I was pursuing the same plan in the measurement of Mozuffernuggur till my mistake was pointed out, and having now altered the chains to the size of the Begha in use, I find that the people willingly attend and the Putwaree readily writes his Khusreh, and often computes the area of the field before the Ameen has ascertained it.

11th The Settlement of Pergunah Deobund was formed by Mr. Turner in the early part and that of Rampoor in the latter part of 1834. Mr. Grant settled the Pergunahs in the Jowallapoore Tehsildaree in the first half of the year 1835.

12th. Before entering on the subject of the assessment it is material to notice the fourth Settlement of this District. It was made by Mr Chamberlain, a young Officer who, at the time the seat of the Collector's Office was at Meerut, was deputed on Raja Ramdyal Sing's death in 1813, to make the settlement of the Mouzahs of the lapsed

Mocurreee, and on that duty having been completed, he was commissioned to effect the fourth general revision of the assessment on the whole of the Pergunahs now forming the District. He appears to have ascertained the actual out-turn of the Estates, inclusive even of the profits the Zemindars derive from cultivating Mafec Aiazees at low rates, but as he granted no more deductions from the rental thus formed than the percentage then authorized by the Regulations, it followed that the assessment was not realizable. His death ensued within a few months, and under instructions from the Board of Commissioners, Mr. Calvert lowered the demands, and after this modification the settlement was approved. It remained however much too high, and the partial revisions which have subsequently taken place have all led to further reductions.

Though the inequality thus produced has had an unsatisfactory effect on the present revision, as it has made the approach to an equal assessment now less decided than it might otherwise have been, yet it has been the means of furnishing data which have been exceedingly useful for fixing the new demand. In every part of the District too high an assessment having been exacted, an examination of the fiscal history of the Estates, and of the rates of the different Jumas exhibits the rates which have been found capable of realization, and also which have proved insupport-

*This plan is an admirable one* seemed most readily rendered available for general purposes by having at hand, a Map of the Pergunah formed by uniting, on a reduced scale, the professional plans, and with the rates paid in each Mouzah within across its area, and I therefore had such a map prepared for each Pergunah before I commenced its assessment.

13th I proceed now to give an account of each of the Pergunahs, and of the system pursued in their assessment, and it appears most convenient to take them up in the order of time in which they were settled. I came to the District in February 1836, and in the remainder of the season revised Mulhypoor and the five Pergunahs which came under the Tehsildarree of Thanah Bhowm.

14th. Mulhypoor lies to the East of the Town of Seharunpoor; its villages are much intermixed with those of other Pergunahs, particularly with those of Seharunpoor. The Khusrehs give the irrigated land at 14 per cent of the cultivation, and Sugar Cane amounts to five, Cotton three, and Wheat thirty per cent. The Mouzahs which lie towards the East are of poor soil, and such as does not admit of the construction of cutcha wells, so that there is very little irrigated land in them, but to West there are some fine Estates. The people are mostly Rajpoots, and there are only one or two Zemindary Mouzahs.

Mr Giant had already fixed the rates on the system laid down To obtain the rent rates he assumed on his own judgment the sorts of produce and the proportions of them which should be cultivated in each denomination of soil, and also he assumed what he considered fair tables for the gross return to be obtained from each of those sorts of produce grown in each of the several denominations of soil From the quantity of the several agriculture products which an acre of a certain soil was thus assumed to yield, he again took the proportion, he considered as fair rent

\* Rouslee Irrigd Rs 4 12 0 Unirrigd Rs 2 12 0 for such soil, and this was con-  
Dakur do " 4 2 0 do " 2 8 0 vered into money. The rent  
Boorh do " 2 6 0 do " 1 12 0 rates thus obtained are noted in  
the Margin\*—they do not materially differ from the average of the Tehsildar's rates proposed for each Mouzah, which average also Mr. Grant ascertained

He then assumed the gross assessment at Rupees 52,500 on three grounds, that the former Juma was Rupees 50,141 (from this, however, Rupees 714 deficiency by settlement not yet confirmed should, it appears, have been deducted), that the rate of this Juma on the Khusreh cultivation without the recently abandoned land was Rupees 1-12-0 per acre; that this rate was below what had been attained in the neighbouring Pergunahs, and that many villages in Mulhypoor paid well under higher rates, that the sum of the Tehsildar's proposed Jumas was 53,247 Rupees, and that the gross assessment thus assumed would give a deduction of 36 per cent from the gross rent obtained by applying the above given rates to the whole amount in the whole Pergunah of each of the denom-

\* Rouslee Irrigd. Rs 2 15 2 Unirrigd. Rs 1 12 0 inations of soil This sum dis-  
Dakur do " 2 10 0 do " 1 9 5½ tributed on each soil in the pro-  
Boorh do " 1 8 0 do " 1 19 1 portions the rent rates of each  
bore one to another gave the revenue rates per acre, which are noted in  
the margin.\*

Although the assumption of the rent rates was arbitrary, yet as they nearly agreed with the Tehsildars, and I was entirely without knowledge of the agricultural state of the District, I adopted them, and all the other steps towards the deduction of the revenue rates appeared very reasonable To the Juma obtained by these rates, I made the assessment of each Mouzah approach as nearly as its condition at the time allowed, and to ascertain that condition I visited each Mouzah and caused also the knowledge to be collected from the past fiscal history, the Jinswar Jumabundee and the local experience, of Wullidad Khan the Uncovenanted Deputy Collector.

I am satisfied that I got a sufficiently accurate knowledge of the relative conditions of the villages, and the assessment was made in every

case with reference to them and was very far from a headless approach to the Juma by deduced revenue rates. A sufficient proof of this is that

*This from peculiar circumstances was un-* though dinkhasts were in almost every instance given with great reluctance, only one or two Mouzahs were available offered to a farmer. But where the community were bad agriculturists and therefore the state of cultivation did not allow of enhancement to a fair assessment, I made the approach as near as I thought the case would allow.

Though the modification which subsequently took place in the whole of my assessments of this season, was not made till the commencement of 1837, it seems advisable to remove all necessity of reverting again to this Pergunah by stating the subsequent proceedings in this place. Mr. Connolly soon after he joined the District as Collector, formed his opinion, that to realize my assessment of Mulhypoor a very general transfer would be necessary. Further knowledge of the state of the District shewed me that the rates in Pergunahs Deobund and Munglow were too high, and that the Deputy Collector who was at the time Tehsildar had, when he prepared the papers of Mulhypoor, too high an estimate of the portion of the rent that Government should demand. These, however, had been the data on which Mr. Grant had fixed his total Juma at 52,500 Rs instead of Rs 1-12-0 per cultivated acre, being too low a rate for the Pergunah. The eastern Estates which formed a very large portion of the whole, are generally speaking, fully assessed if they pay Rs 1-8-0. The scale of assessment therefore that I had in view was too high, and in some cases I had exceeded a safe demand in raising the Jumas of neglected Estates. These facts were brought to the notice of the Senior Member of the Board of Revenue in his tour through Seharunpoor in 1836-37, and under his injunctions I reviewed the whole of my work, and the result it will seen, is a material decrease from the gross Juma first taken. As, however,

*In reviewing the statements, the attention of the Board is required to this circumstance* the rates were all made out, I have not altered them, but the above account must be borne in mind when the village Statements are examined and the degree of difference between the Juma by rates and that assessed, is noted. Two Estates have been farmed, Secundurpoor and Seohee Tulf Mahundah.

15th. The five Pergunahs which comprise the Tehsilderee of Thanah Bhown, namely, Katuh Thanah Bhown, Nanoutah, Chowsut Kherree and Gungoh, together form a semicircle around the Pergunah of Rampoor. Katuh is on the North East corner, it is a narrow strip of land lying on the western bank of the Hindun; on that side the soil is poor, and though on the extreme west of the Pergunah, it begins to possess the good qualities of Rampoor which there adjoins it, yet with this exception the soil does not admit of the construction of cutcha walls and there are few trees.

so that only 12 per cent. of the whole cultivation is irrigated. The good sorts of produce are in average proportions to the cultivated area, Sugar Cane being 6, Cotton 5, and Wheat 28 per cent. The inhabitants are Rajpoots, and they are of one family, each village tracing back its descent from Budgown, which is also the centre one in situation.

Of the 19 Mouzahs which were to be assessed in the first instance and exclusive of three or four which were settled previously under Reg VII, of 1822, the past Jumas amounted to 1,791 Rupees. The Native Deputy Collector had been Tehsildar of the Pergunah, while the Tehsildar who had prepared the papers in reality under his inspection, being his nephew, had just died. I went through the papers of each village with Wuldad Khan and put down the sum, that thus on a first inspection appeared fair, the total amount of which was 18,593 Rupees, and the rate of this on the cultivated area being Rupees 1-9-8½ per acre, was taken as the gross Juma.

To form the rent rates, three Mouzahs were selected, of which one was from those in an average condition, another from the best, and another from the least, well cultivated. From their papers was ascertained the sorts of produce grown in each of the several denominations of soil and the proportions the several sorts bore to each other. Thus it was learnt that the total irrigated Rouslee land in these three Mouzahs, contained so much per cent of Sugar Cane, of Wheat, &c and similar information was obtained regarding the products grown in each of the kinds of soil. The Pergunah money rent rates for each kind of produce were applied to the total of such kind of produce found to be grown in the particular soil,

#### RENT RATES

* Rouslee Irrigd	Rs 5 10 9	Unirrigd	Rs 2 4 0
Dakur	do 3 11 3	do	do 1 15 0
Boorh	do 3 3 6	do	do 1 6 3
† Revenue Rates formed by distributing the Juma Rs 18,593 on each denomination of soil, in the proportions the above rent rates bear to each other			

and the average per acre of the sum thus calculated was taken at the rent rates of that soil. The result is noted in the margin \* and also the revenue rates thus deduced from the gross Juma

Rouslee Irrigd

Rs 3 10 1½	Unirrigd	Rs 1 7 0½
Dakur	do 2 6 0	do 1 3 10½
Boorh	do 2 0 7½	do 0 14 3½

above given. To prevent the difference between the rents of different soils running to extremes, the same Pergunah rate was applied to the crop whether it was grown in Boorh, or in irrigated Rouslee, although in reality the rent would differ most materially, but even without this the difference between the rates† is as great as it seems safe to adopt. I found no money rates fixed on soil with which I might compare those I had thus formed, and though the Deputy Collector and Tehsildar were called on to give rates which as it happened did not materially differ from these, yet as I found on enquiry that they had guessed the constituent portions of produce forming the cultivation in each kind of soil, their rates seemed less trustworthy than my own, which had been deduced from actual measurement.

16th. The Pergunah of Thana Bhowm is bordered by the Hindun, South of Katuh, at which part the soil partakes somewhat of the peculiarities of the latter Pergunah, and the Pergunah extends West of the Canal. The Central and Western portion contains much fine soil. There are three large towns in it, Thana Bhowm, Loharee and Julalabad, and in many of the villages the Zamindars as well as the Bunyah's houses are built of puckah brick, and the general appearance of these villages show that in past times they were places of more wealth than those in the more Northern part of the District. Puckah wells, as might be expected, are numerous, and it is found that notwithstanding that the villages near Katuh have hardly any irrigation, the Khusuchs report the irrigated portion of the whole cultivation to be 27 per cent. At the time of measurement the Canal had been made use of by very few villages—so the irrigation reported is from wells, but as the Canal is annually more in demand, and particularly as two large cuts from it descending through Pergunah Rampore have been brought down through this Pergunah, the large facilities for irrigation, joined to the general excellence of soil, would, if no other circumstances interfered, render proper a high rate of assessment.

The tenures are more diverse in kind, and the original Rajpoot population have been in more cases displaced by Jats, Garuhs and other industrious classes, than in other Pergunahs. The Maafce towns of Julalabad and Loharee, originally belonging to Rajpoots, were given to the ancestors of the present Puthan occupants, (who are still persons of some rank,) under the condition of their executing writs of outlawry against the Rajpoots. In the Ruchih of Julalabad, Nujeeb Khan built his Capital Ghousgur, and both he and Zabita Khan made it their residence. This I suppose is the cause of the high state of prosperity, in which the Pergunah evidently has once been, and hence also the alienation of the Government right both to whole Mouzahs and to parcels of land, have been unusually numerous. Except those already mentioned, however, the only Mussulman who now possesses any wealth, is Nijabut Ali Khan, the Quazee of Thana Bhowm, who was once the Tehsildar, but the outcry of the whole Pergunah against him led to his dismissal. He was a ready purchaser of the title deeds of dispossessed Maafeedars, as his power enabled him to recover possession of what they had been unable to preserve. He also, in the early years of the present rule, became the proprietor of two large Mouzahs, Tilphureh of this Pergunah and Simlannah of Katuh, which he had himself purchased over the heads of the Rajpoot communities, at a Government sale for trifling Balances—these sales have recently been upset by Special Commission, under Regulation I, of 1821, but the village Statements will show that the Government Revenue has not recovered the injury produced by his interference.

The power and resoluteness of this person have in a late instance been of use in effecting a very beneficial public measure, Rownee of this Pergunah was the property of Rajpoots, who resisted all attempts to impose the amount of Revenue due for their large and valuable Mouzah, and were also notorious as thieves. The fear of them had half depopulated the surrounding villages and the same cause rendered ineffectual my attempts to improve their condition by letting them for a period in farm. Last year the Rajpoots of Rownee, taking advantage of the moderation shewn by Government towards estates affected by the drought, held back the Revenue, and it being clear that they had no just reason for doing so, the Mouzah was put up to sale, and was bought by Quazee Nijabut Ali Khan. I have subsequently ascertained what was indeed to be expected, that a general feeling of astonishment has been produced among the people of this part of the district, on seeing that the course pursued by these Rajpoots has at last met its merited punishment. An exceedingly objectionable opinion had been held, not only by the Zemini-

*Affording a most dars around and by the people of Rownee themselves, wholesome and necessary but, by the Local Officers also, that such communities powerful and refractory as those in Rownee, or in the Deobund Villages Bhailuh tribes existing in some villages in every District* possessed, from their numbers, their spirit of combination and their disregard for law, a power superior to that of the Revenue or even the Police Officers of the Government. It is satisfactory to me also to get a practical proof, that the enhancement on the former Juma of this village, which I had fixed with reference to the probability of a transfer being necessary, has not been calculated too high.

During the formation of the fourth Settlement, Mr Chamberlain's camp was pitched in this Pergunah, and the degree of over-assessment was greater here than elsewhere, and though reduction had been made in many instances, yet the nominal demand, at the time I made the Settlement, was much above the actual collection. Hulsaeer agreements, at sums below the nominal Juma, had in many cases been taken, and in others the demand had sunk very low, as in Mungunpoor, Labuidah, Tahirpoor, Peepulherah and Hurnakee.

Exclusive of the Estates in which a Settlement under Regulation VII, had been made, there were 40 Mouzahs for settlement. In these the actual collection was 30,510 Rupees. The sum I took as the gross Juma for them was 31,500 Rs being Rs 1-14-11 $\frac{1}{2}$  on the cultivated acre. The rent rates were worked out by the same method as those for Katuh. Both

#### RENT RATES

\* Rouslee Lirgd. Rs. 4 7 0 Unirgd. Rs 2 7 1 $\frac{1}{4}$  rates are given in the margin.\*  
 Dakur do do 8 14 6 do do 2 1 0  
 Booth do. do 2 5 6 do. do 1 8 9 These rates were used by me as

these and the deduced revenue

**DEDUCED REVENUE RATES**

Rouslee Irrigd	Rs. 3 3 5	Unirrigd	Rs. 1 12 4	well for Estates under the Assess-	
Dakur	do	2 13 3	do	1 7 11	ments, by Regulation VII, for a
Boorh	do	1 11 1	do	1 1 11	guide to the amount demandable

for the period to which their lease has been extended, as for the 40 Mouzahs abovementioned. In several of latter the Khusich measurement was not new but had been made several years before as a preliminary to a settlement under Regulation VII, which had been suspended by the new Settlement Regulation; and also the professional Survey of very many Estates throughout the Peigunah took place eight or ten years before I commenced the Settlement. The labor, requisite to ascertain the existing state of the cultivation, was thus much increased.

77th Peigunah Nanoutah adjoins Thana Bhowm, being separated from it by the Canal. The soil is good, and there is a great deal of irrigation. The rates formed for Thana Bhowm were used for this Peigunah. The only village requiring particular notice is Mouzah Oon, a Jat village, in which the soil is peculiarly adapted for the Sugar Cane. Perhaps the decrease, given from the former very high assessment, may be a little more than was called for. The rates however are still high, and as the assessment now made on Mouzahs which like this have reached the highest pitch on improvements, if regularly paid, will never hereafter be altered. It is satisfactory to know that the assessment is decidedly moderate.

78th The Peigunah of Chowsut Kherec consists of villages so scattered among those of Thana Bhowm, Nanoutah and Gungoh, that it is impossible to make separate rates, and therefore those of the adjoining Peigunahs were used. Gungoh forms the northwestern corner of the Tehsildaree. As it lies on the Jumna, its soil is partly Khadur and partly Bungar. The Bungar part is light, but admits of the construction of cutcha wells which are plentiful, and the irrigated land is 36 per cent of the whole cultivation. There is no Sugar Cane, but Tobacco partly supplies this deficiency. The villages in this part are chiefly Bhyachauri belonging to Goojurs.

To form rates, 33 Banjar Mouzahs, of which 24 appertained to Gungoh, and 9 to Chowsut Kherec, the whole forming one unbroken tract, were taken. Their former actual demand was Rupees 18,052. The Tehsildar's Juma amounted to 18,877 Rupees, and I adopted Rupees 18,800 as the total Juma, the rate on the cultivated acre, Rupees 1-12-9, seeming fair with reference to the former demand, the quantity of irrigation and the absence of Sugar Cane.

The rent rates made as before

\* Rouslee Irrigd Rs 4 9 8 Unirrigd Rs. 2 10 4 described, and the deduced revenue rates are given in the margin.\*

Dakur	do	4 0 0	do	2 9 9
Boorh	do	2 15 3	do	1 6 0

**REVENUE RATES**

Rouslee Irrigd	Rs 2 12 0	Unirrigd.	Rs 1 9 4	
Dakur	do	2 4 4	do.	1 9 0
Boorh	do	1 12 4	do.	0 13 3

The Khadur portion consists of soil of very different degrees of

productiveness, and there were great irregularities in the past assessment, partly owing to a mixture of castes, and partly because some Syuds who owned a considerable number of the Estates had refused the assessment, and the revenue had been taken in kind and direct from the cultivators till it decreased so much that a very low assessment was ultimately made as a preferable measure.

Of the 19 Khadur Estates, the former actual demand was 6,219 Rupees

RENT RATES

the Tehsildar proposed 7,958 Ru-

\* Rouslee Liugd Rs 3 7 2 Unliugd Rs 1 15 4½ pees, and I took as the total Ju-Dakur do do 0 0 0 do do 2 11 6 Booh do do 0 0 0 do do 1 10 7½ ma Rupees 7,800, the rate of  
REVENUE RATES Rouslee Liugd Rs 2 8 4 Unliugd Rs 1 6 8 which was Rupees 1-7-10 per Dakur do do 0 0 0 do do 1 15 6 cultivated acre The irrigation Booh do do 0 0 0 do do 1 3 3 amounted to six per cent of the

cultivated area The rent rates were calculated as before on the only denominations of soil found, but the Revenue rates proved very incorrect, particularly that for Dakur land

The whole of my operations in the Tehsildaree underwent a revision the following year, together with those of Mulhpooor, and a considerable modification of the Juma was the result in a considerable number of cases.

In the margin are given a list of the Mouzahs of this Tehsildaree which

have been let in farm, the terms of the farmer's leases  
 Paig Gungoh Komherah Lukhoor Muz.  
 ieh Chaoor Sahuns poor Sheer Mhow Ranee Kheree.

Paig Chowstut Kheree Gungaram poor Nowazpoor Qutub Kheree.

19th. The three first months of the season of 1836-37 were spent by me in the Pergunahs of the Tehsildaree of Sisawah, and I was ready to make the assessment, when the necessity of revising before the Rubbee harvest, the returned Settlements of Pergunah Deobund became so urgent, that I discontinued the former work, leaving the Deputy Collector employed in adjusting the disputes and in forming a correct record of the holdings

in lieu of the rejected Khuteonces. The revision of Deobund, and subsequently of my own operations of the previous season referred to above, occupied the rest of the season, which closed therefore without any new Settlements being made.

Mr Louis's report on the Deobund Settlement gives a full description

*The report is furnished herewith* of the peculiarities of soil The Pergunah is intersected by the Kalee Nuddee, and several minor streams, whose level is much below the surface of the country, so that the drainage is very complete. The soil nevertheless is of a kind to benefit highly from irrigation, while the elevation is such as to make the expense of puckah wells great and they are few. The same cause prevents the construction of cutcha wells, even where the substratum would admit of so doing, which is not generally the case. The Khusrehs give the irrigated land of the whole

of the Mouzahs West of the Kalee Nuddee to amount to  $14\frac{1}{2}$  per cent of the cultivation, while in the East in half it amounts only to two per cent. The soil, however, is favorable for the production of the best sorts of produce, and the Khuruchs show that West of the Kalee Nuddee the Sugar Cane bears the proportion of 6 per cent to the whole cultivation, Cotton 3, Wheat 38, Rice  $7\frac{1}{2}$ , and to the East Sugar Cane  $4\frac{1}{2}$ , Cotton  $4\frac{1}{2}$ , Wheat 38, Rice 10. In such light soil the Rubhee crops are much affected by a slight deficiency of rain, and then the payment of the revenue depends on the Sugar Cane and Cotton. The Peigunah therefore generally yields so good a return in Sugar Cane and Cotton as to lead to a high rate of assessment, while the absence of irrigation and the lightness of the soil, render it necessary to modify this rate.

The population consists of several classes of people of very different degrees of industry, and after a Peigunah Map had been prepared, a great variation in the rates of adjacent Mouzahs became apparent, while the former were so generally the prosperity of a class noted as good agriculturists, and the latter, of people of a contrary description, that it was evident the intrinsic difference of soil could not be the reason of the difference of rate. In such cases deduced revenue rates are not very important, as the fact above given shows as well as they could, whether the revenue should be raised or lowered, yet the circumstances of the people, which the Revenue rates do not of course touch, come in so as to limit the alteration at a point far short of actual equalization. While owing to the past assessment, deduced Revenue rates were comparatively needless and the usual difficulties, mentioned above, rendered the formation of these very difficult,—a reference to a Map of the kind just referred to, will show that in some parts of the Peigunah there were no high rates, notwithstanding the known over-assessment of 1223 F S while in others they were frequent, and the indication thus given, that several sets of deduced rates would have been necessary, was by investigation found to be correct.

As a substitution for these rates there was first the Map above mentioned, which exhibited the inequalities of assessment in adjacent Mouzahs and led to an examination of the cause. The measurement papers and past history generally gave this, and special investigations were often necessary. The amount of cultivation, and of really culturable land was brought near to correctness, by a minute examination of each Khusreh, experience having given some facility in detecting the method used by the Ameens to produce a correspondence with the professional Survey Returns though in this also special investigations were frequently made. Jins-war Jumabundees were prepared for each village, and they were of use in showing the relative proportions of the various sorts of produce in the several Mouzahs, and this being ascertained, it remained to discover whe-

ther the excess of the good or bad sorts, was owing to local circumstances, or to particular idleness or industry or to the quality of soil. Thus the universally large proportion of Sugar Cane cultivated in the villages lying on the left bank of the Kallee Nuddee, due east of the Kusbah Deobund, from Meeragpoor to Samphul Kutice and Korulkee Kulam, though some belong to Goojuns and others to better classes of agriculturists, brought attention to the fact soon ascertained, that although the land is very high and there is no irrigation, the Sugar return is very good and the assessments were left at high rates. Again the absence of Sugar Cane and the great preponderance of inferior products in many of the Mouzahs belonging to the Rajpoot community of Runkhundee, was explained by the Map and very little enquiry as to the aptness of the soil in these Mouzahs for the growth of the better products, was requisite, for it was seen that the people all reside in a large village situated in Mouzah Run-kundee, which is in the centre of their other Mouzahs, and that the expense of carrying manure to those furthest removed, would be great and that they therefore naturally grew the Sugar Cane and Cotton near their residence, where it alone could be protected. The land too was in excess, with reference to the number of cultivators, although they are a very large body, and thus operated to make the more laborious and expensive cultivation small in proportion to the rest. It would be expedient to assess these ill cultivated Mouzahs with reference simply to the soil, only in the case of capitalists being more numerous than they now are. As it is, the people, together with those of Bhailuh, another community near, are notorious for their combination to thieve and commit violence, so it was inexpedient to assess their whole property as one Muhal, for the difficulty of transfer would thereby be increased. The limitation to assessment in this case was possibility of transfer, and an accurate knowledge of the present outturn of the Estates, or of the intrinsic merit of the soil, was of no avail.

Mr Turner's assessments were, in most cases, great modifications of the past ones, and they had been in operation for two years. In that time practice had proved whether enhancement had been too great or the decrease granted sufficient—also owing to Mr Lewis's investigations the attention of the Pergunah Officers had during this interval been engaged on the subject. The above afforded sufficient data to proceed upon, though I had not the minute local knowledge that I have possessed regarding all the Pergunahs assessed in the first instance by myself, and of which all the papers had been prepared under my superintendence. The result will be observed to be a considerable reduction of Mr Turner's

\* Majree. Banherah Khas. Sooltanpoor Sabit Waller. assessment Three\* Mouzahs have been led in farm, on the recusance of the owners, for limited periods. The grounds on which the amount of cultivated land

has been determined and the result of such special investigations as were necessary, will be found in the village remarks

20th As the operations of the season of 1836-1837 had been merely a revision of past Settlements, I went into Camp in the rains of 1837 and commenced the assessment of the Tehsildaree of Sisawah. The Pergunahs of Nukoor, Sisawah and Jumalgurh are compact in form and occupy the Northern boundary of Pergunah Gungoh, extending from the Jumna to the Canal, and consisting partly of Bangur and partly of Khadur land. The soil appeared to bear great similarity to that of Gungoh, the Bangur as in it admits of the construction of cutcha walls, but it is better suited than Gungoh for the cultivation of the Sugai Cane. In the Bangur land of Nukoor and Sisawah the irrigation forms 32 per cent. of the whole cultivation—in the Khadur of these and in Jemalgurh, which is entirely Khadur, three per cent is the proportion of such land. Throughout the Bangur portion of these Pergunahs, a great similarity of soil prevails and the resemblance both of it and of the Khadur to the soil in Gungoh, induced me to use the revenue rates which were made for that Pergunah. It will be observed that these rates were of assistance in the assessment of the Bangur, but in practice it came to light that the Khadur, as an advance was made further north, was of inferior description, and as the bank separating the Khadur of the Jumna from the high land is not definite as on the borders of the Ganges, but the descent is in several broad steps, and also some Mouzahs of the remainder are comparatively high, while others are exposed to the injurious effects of numerous small branches of the river which are filled with water. After rain, a general rate cannot give fair guidance. Of Sultampoore, the remaining Pergunah of the Sisawah Tehsildaree, part lies on the Northern boundary of the Bangur portion of Pergunah Sisawah, and resembles it in every respect. Much, however, is situated at a distance from the rest of the Tehsildaree and far to the north, among the Estates forming the Pergunah of Moozuffurabad, which is part of the Huzoor Tehsil.

In this Tehsildaree I had much more satisfactory data than in any of those above noticed. The amended Khuteonees had been completed, and in preparing them the actual amount of cultivation and the portion of the waste which the people looked upon as of real value for agriculture, had been more correctly ascertained. The portion of produce paid by each cultivator as rent, was recorded in them, and thus often brought to light the real value of the land when it might otherwise have been unascertainable, or the modification in value owing to local causes, such as vicinity to a large market or its unfavourable position with reference to the residence of the cultivators, such causes as make the rent very different in amount from what it would be if no considerations had existed but the simple quantity of soil. The Jinswar papers were turned

to more account than before when the Jumabundees were made by applying to them the notoriously high Peigunah rates, in which case the positive amount of the Jumabundee was of no use but only the comparison of the rate it fell on the cultivation with that similarly obtained for other villages \* Here, however, average produce tables were compiled on the principle that they should be within the average return of ordinary soils. The table exhibiting the amount of each soil of produce was made out so as to show of what the cultivation of each individual consisted, and after applying the produce rates to this table such portion was taken for the Jumabundee as the Khutconees showed was the actual portion of the produce paid in rent by the individual cultivator. The rent recorded is, what the people call the Government share, and is exclusive both of the Zemindar's Shareenca, which is one seer of the maund of the gross produce and therefore about five per cent of a full rental, and also of the Mulbh or collection to meet village expenses, which is of about the same amount. The deductions from the Jumabundee thus obtained were made at 20 per cent to form the Juma. For the cultivation of the Malgouzais 171 seers of the maund of gross produce were taken as the Government share, such proving to be a fair average of the rents recorded as payable by others.

This Juma was of use in giving confidence regarding the proposed assessment. Where the Map indicated that an enhancement on the past assessment should be demanded, and the Tehsildar's proposed Juma and that obtained by the revenue rates, led to the same conclusion, the increase was taken, even though the sum thus assessed was a very little below the whole of such Jumabundee, as, except for decidedly inferior soils, the produce tables were below the truth; where, however, this Juma was much below the sum which other considerations showed to be a fair demand, further investigation made in consequence, led to the discovery of particulars which either justified or led to the alteration of the proposed amount. With highly cultivated Jat or Garah villages, where even a large reduction from the past left the revised assessment at high rates, still if that assessment was about equal with the Jinswar Juma, it gave confidence not only that the people would consider it a lenient one but also that the circumstances must be very extraordinary which could endanger it. Again in such villages, as Islammuggur, where the Pulhan proprietors have paid hitherto a very light assessment and were much dissatisfied at the largeness of the enhancement, the correspondence of the revised with the Jinswar Juma satisfied me that, if necessary, a transfer could readily be effected.

The Deputy Collector had been Tehsildar of Sirsawah, and from this and also his occupation in preparing the above mentioned Settlement Records, he possessed a great deal of information about these Per-gunahs, and I visited nearly every Mouzah with him. The present Teh-

sildar, Umur Khan, who is his nephew, took up the Settlement Work with much good will and industry, and when it had been explained to him that the local knowledge of the other Tehsildars had been of little use in the Settlement, because where the profits hitherto enjoyed had been so large, that a fair rate of assessment could not now be reached, the Tehsildars had been afraid to let the fact appear lest due consideration to the people's circumstances should not be paid, and therefore they gave such Jumahundees as with the ordinary deductions gave what they knew was the highest safe demand, he readily adopted the proper system and stated without reserve what he knew of the actual value of the Mouzahs and also the reason why the full assessment could not be realized I therefore derived much assistance from him in fixing the assessment

The Tehsildarce of Sirsawah has escaped the general injury from the overexaction of the fourth Settlement, partly, I believe, because Mr Chamberlain did not himself visit it and had not so accurate a knowledge as he had regarding the rest of the District, of the actual out-turn of each Mouzah, and partly because there was then a great deal of Dhak Jungle which has subsequently been removed Also there were not many

\* ARAZES

Rundoul of Sirsawah.  
Russoolpool ditto  
Dehree and Khurruckpoor of Nukoor  
Shuupoor ditto of ditto  
Rawunpoor Bozoig of Sultanpoor.  
Khera Moghur  
Mukumpoor.

Mafee arazees.

The Estates belonging to this Tehsildaree let in farm, are noted in the margin \* The remarks in the village statements for each of these Mouzahs will shew that the

measure adopted was the only proper one.

21st The assessment of Talooqua Patchu, and Pergunahs Fyzabad, Moozufferabad, Jehangeerabad and Seharunpoor, which, together with Mulhpoo, form the Huzoor Tehsil, was commenced towards the end of 1837 and completed in June last A reference to the Map of the District will show that the tract comprising these Pergunahs extends on the North to the frontier of the District, that it is there bounded on the East by the large portion of waste and forest lands mapped under the name of the Kheree Jungle, and on the West by the Jumna,—that further South it recedes from the Jumna and occupies the centre of the Zillah extending on all sides of the town of Seharunpoor. This Southern part resembles in quality of soil, the several Pergunahs which surround it and which have already been described—such of it as lies near the Sirsawah Pergunahs and Rampoor, is readily irrigated by cutcha wells and is traversed by the Canal, but further North, with the exception of such portion as is accessible to the Canal, irrigation almost entirely ceases, as from a few miles North of the town of Seharunpoor, the soil does not admit of the construction of cutcha wells and the streams are so far below the level of the country, and except in the rains contains so little water, that they are of

scarcely any use in this respect. In proportion however as the country approaches the hills, occasional showers, during the Rubbee season, are more frequent.

The variations in quality of soils are very remarkable. The country will be observed to be intersected by numerous small streams which form first the Hindun, Nagader and Dumolah, and these three are themselves united into one, when they approach the Southern part of the District. The small streams abovementioned are in their early course, little else than deep dry ravines, except during the rains, yet they are a very remarkable feature of the country in an agricultural point of view, as each forms the line of separation between lands very dissimilar in productiveness. A line drawn across from one to another of these streams would intersect several different kinds of soil, while one drawn parallel to the two would generally pass through land of one quality till a near approach was made to the junction of the two. In many parts, the produce is very fine, and taking the whole tract generally the best sort of produce is grown in as large proportions as in the Southern portion of the Zillah. The tract above described is high Bangur land,—of it the Northern part from the Burkulah Pass East to the Jumna West, is uncultivated, except in one place where around Mouzahs Mowgaon of Jehangeerabad and Jesmour of Behut, the cultivation has been pushed up to the very foot of the hills.

The most remarkable piece of country, however, is that enclosed between the Canal, the Muskuirah stream and the Jumna. In its Northern part, it resembles that above described, but towards the junction of the Muskuirah with the Jumna, it becomes low Khadur land and the Burhee Jumna occupies a circuitous and frequently shifting course through the whole. In this tract lies the whole of Talooqua Patchui, much of Fyzabad and also of Sooltanpoor. A reference to the village statements for Rowunpoor Bozorg, of Sooltanpoor and of Russoolpoor, &c of Sirsawah, will, in some degree, show the vicissitudes to which Mouzalis situated in this tongue of land have been subjected. The intermixture throughout it of villages whose soil is very good, with others where it is the reverse, and of some consisting of fine Bangur land, with others adjacent to them, whose area is the lowest Khadur, is very remarkable indeed, and there is taking place in several a gradual deterioration of soil from an approach of the water to the surface.

The Southern part of the Huzoor Tehsil consists chiefly of Pergunah Seharunpoor. The data for the assessment were the same as existed for Sirsawah and Nukoor. In the other and Northern Pergunahs, however, the effects on rent produced by the vicinity of tracts of waste and forest, was an additional subject to take into account. Throughout these there was a very large intermixture with the Estates cultivated by the Malgoozars.

themselves—of others in which the cultivators paid rent, and the portions paid by each had here also, as in Sisawah, been recorded by the Deputy Collector in the amended Khutonees before I entered on the assessment. This information was here necessary as it showed that the conclusion I should otherwise have drawn that the rent must be low because of the vicinity of the waste would have been wrong. The rate of rent seems to depend chiefly on the number of years the land has been under cultivation, and where this had been the case for eight or nine years, the rents were full, notwithstanding the vicinity of waste, unless it should be covered with forest, in which case the injury to crops by wild animals necessarily affected the rent. Land newly broken up of course yielded a very small rent at the fourth Settlement. The assessment as elsewhere had been high and unequal, and subsequent revisions had been necessary for many Mouzahs, so that for many the highest sums they could pay had been hit upon with attention to these and the examination of their position on the Pergunah map. It was ascertained that certain rates had been realized without difficulty from Mouzahs in one part of the Pergunah, while in another all attempts to exceed a much lower rate had been unsuccessful. The Jinswar papers were made as in Sisawah, and nearly each village was visited. Thus an estimate of fair rates for each of the many variations of soil was formed and assessments were lowered or raised with reference to that standard.

The forest and waste have always, under the present Government, been considered to consist of distinct Mouzahs, and the Zemindars have at former settlements consented to pay an assessment of a few Rupees for each as they thus found greater facility in collecting forest dues. They have been allowed now to define these Mouzahs which have therefore been separately surveyed. Whenever the really culturable land materially exceeded the cultivation, agreements have been taken that the Zemindars will break up the waste at not less than a certain rate fixed for each Mouzah under penalty of transfer of lease of the Mouzah, and in most such cases the Juma has been made to increase progressively on the terms prescribed for Jungle grants. On these terms, clearing leases have been contracted for all these waste Mouzahs of the Hazoor Tehsil.

In only four cases\* the lease has been concluded with other than the Fyzabad settled with Mr. Piggott Pergh, Fyzabad Zemindars. In the three first of Ruhna do do do these cases the Zemindars are the Mirzaopur do. Mr. Bradford do Meerpoor da. Ramjus Jehangeerabad Moosulman Rajpoots of Raes-

poor. Since the accession of the present Government, their cultivation

\* See Collector's proceedings of the 12th February 1838, copy of which was sent to the Commissioner. The Commissioner's letter to the Collector of the 6th April 1838, and the Correspondence on the subject which ensued.

has not been advanced, and they have been very bad Malgoozars.\* After concluding with them the settlement of all their Mouzahs

in which there was any cultivation, and after ascertaining that the uncul-

tivated land in these Mouzahs exceeded the whole amount of the cultivation and that it was beyond their means to bring this land into cultivation during the term of the settlement now formed, then remaining Mouzahs were offered in clearing leases, and the persons abovementioned as the new Malgoozars have the power and will to improve them rapidly. The Mouzahs were selected by me as the least valuable of the Zemindar's property, being immediately under the hills, and therefore furthest removed from the cultivated villages, and too high in level for irrigation, unless it be found practicable to introduce a water-course from the Canal, in which case the expence owing to natural difficulties will be very great, and even then the northern parts of the tract cannot benefit. The Mal-

*This was just and goozars are declared entitled to future settlements, proper subject to Zemindaree allowance to Zemindars, calculated at ten per cent on whatever may be the Government Juma, and also are declared at liberty to transfer their tenure.*

The Mouzahs let in farm on the recusance of the Zemindars are noted in the margin \*

Pergunah	Sehunpoor Sulempoor Bookies	22nd The Pergunah of Ram-
"	Bebut Sonehtee	poor came under revision in
"	Patchu Nutmulpoor	April last It is a small and
"	Moozufferabad Aleespoor Katoulah	
"	Jehangeerabad Shahpoor, &c	

compact Pergunah—some few of the Mouzahs on the extreme East are in quality below the rest, but, speaking generally, the soil in this Pergunah is very good, and admits of the construction of cutcha wells, while many Mouzahs are capable of irrigation from the Canal. By the Khusrehs the irrigated land amounts to 32 per cent of the cultivated area. The result of the revision will, on inspection of the Village Statements,\* be found to

be a considerable enhancement in many cases of the

\* Khanpoor  
Dakrawui Khoord.  
Kalahree  
Kuiakree  
Nundpool  
Bharbholee.  
Syfpool  
Meerpoor.  
Churooee  
Shahjehanpoor.  
Tiplah  
Khoordanah  
Humeedpool  
Bagha Kheees

demand fixed by Mr Tuner. The Village Statements will however show that much as the Jumas in these cases have been raised, they are still lower than they should ultimately be.

There are several other Mouzahs in which the revised assessments are lower considerably than I would wish, yet I have not raised them for special reasons, such as Sursales Kulan, where the rate is only one Rupee per cultivated acre, and though the reason I did not raise it, is, that under Mr Tuner's Juma, the demand was considerably increased, yet that increase is perhaps hardly sufficient to render defensible the continuance of the present very low demand. Sumbulheree is another case where it is questionable whether an increase should not have been required.

In one\* case the Juma has been lowered by me—this is a very fine Mouzah, which has fully benefitted by the Canal to which it is close.

\* Omahee

There is in many Mouzahs a good deal of fair soil at present covered with Dhak Jungle, and in several of those, the Malgoozaree rate is very low—many will in the course of the Settlement now made, reap that benefit from the vicinity of the Canal, which the proprietors have deferred till after the Settlement. On the whole, therefore, at a future revision, the Revenue assessed on this Pergunah, should be very materially increased.

Only one Mouzah Churon has been let to a farmer.

23rd. The Tehsildaree of Jowallapore comprehends three Pergunahs—Jowallapoor, Roonkee and Jowrasree, and two Tuppahs, Suklowlah and Kheree. The Settlement was made by the Officiating Collector Mr. Giant in 1835 A. D., and was reported on the 1st of October of that year. A perusal of that Report will show that these Pergunahs form the North Eastern portion of the District, that with the exception of part of Pergunah Roonkee which is Bangui, they lie between the Bangur Bank and the Ganges—that this tract like the North Western part of the Huzoor Tehsil described above, consists of very diverse descriptions of soil owing to the difference in the levels of different parts, and to the number of streams, also that the waste and jungle is in such excess that three large tracts have each formed the subject of one single survey, and are represented, by three plans, under the names of Jungle Patahree Nuddee, Jungle Khansow and Jungle Tuppah Kheree, and there is much waste land in the assessed Mouzahs, that some parts where the soil is highly productive, are considered so unhealthy, that the cultivators prefer residing at a distance, and that the whole has suffered long from over-assessment.

24th. The Settlement Papers were returned in January 1837,\* as the

\* With the Officiating Commissioner's letter to records of rights generally, and my address, No. 2, of the 20th January 1837, and particularly of those parties who copy of Mr. Alexander's letter to the Officiating had been found entitled to the Commissioner, dated the 7th of the same month.

Settlement in preference to the Zemindars, were considered incomplete. A list of the farmed villages, and the formation of an allowance for the Chowkeedars, was also called for. Subsequently a reference made by the Collector on the subject of

\* Secretary to the Board of Revenue's gunah Jourassee, led to further orders\* from the Board letter to the Commissioner, No 35, of 1837, the tenor of which showed that I was expected to examine the assessments as well as complete the other matters.

25th. The revision thus required has been made within the last two months.

The limited rights above alluded to, are found to be held by the several Rajpoot communities, Zemindars of, and resident in, the Qusbah of Jowallapoor, and in Mouzahs Selimpoor and Gudh, of Pergunah Jowrassee, these three communities are descendants of a common ancestor, and have all adopted the Mahomedan religion, also the residents in,

and Zemindars of, Qusbah Jowrassee, Qusbah Roorkee, and Mouzah Punialah, of the last name Peigunah. In the margin a statement is given of the number of Muhals, of which each of these parties is the Zemindar, with a specification of the number in which they have been found entitled to the Settlement, and the number in which they are not so entitled.

In the Mouzahs, to the Settlement of which they have not been found entitled, they have had no agricultural or fiscal management, but have been receiving from the agricultural communities an acknowledgment of Zemindaree right, which has generally been the small portion of the gross produce known throughout the District as the Zemindar's Sereenca which amounts to one seer of the manud, sometimes a money commutation has been taken for this. An allowance of five per cent on the

\* Dadoopoor Pergunah Jowallapoor. Juma has been now allotted to them, and Poorumpoor Saluppoor do Dundhees Pergunah Jowasse received \* In a few cases for special reasons

this is about the amount they have hitherto received \* In a few cases for special reasons the allowance has been made at a larger rate I have not thought it necessary to burden the Tehsildar with the collection and disbursement of these sums.

The full examination into each Misl, which I have found necessary, has satisfied me that Mr. Grant was right in selecting the present Malgoozars as the parties entitled to the Settlement. They are the cultivators, and have long had the fiscal management \* The formal recognition of their title to this and future Settlements now made has given their tenure a complete and transferable form—I have therefore recorded it as such in the Settlement papers and have taken all steps to

\* In this and every other instance Mr Thornton has judiciously consulted the interests of the parties has long affected their property and the security of the Revenue, in being now rendered able to give the Native

Bankers the security of their land for advances made. It has also been in every case distinctly recorded for the information of the people that these Mouzahs are liable to sale in event of such a measure being advisable for the recovery of revenue, and that neither that sale nor a private transfer can affect the Zamindar's allowance.

In the case of Kylempoor, Pergunalah Jowiassec, the rights of the parties selected for the Settlement are of recent acquisition and the recognition of them as of the same nature as those above mentioned, is founded chiefly on the grounds that no other party had a preferable claim, as the Zamindars have not had any more connection with this Mouzah than with the others, and then want of capital, and the past history of such Mouzahs as they have been under engagements for prove their ability to extend their engagements and give little hope that they can bring into cultivation the large quantities of culturable land now lying waste in the Mouzahs to the Settlement of which they have been admitted.

26th. In examining the assessment, I selected the Mouzahs in which the rates attracted attention as being very high or very low, and such few also as were pointed out by the Tehsildar to pay with difficulty. The papers of each were examined by me in company with the Tehsildar who has a minute local knowledge of these Pergunahs and where it was necessary, further enquiries on the spot were instituted. This examination and the perusal of Mr Grant's remarks in the Village Statements showed that having made himself very well acquainted with the actual state of agriculture and the means and strength of the population, he treated these as fair grounds of assessment and not merely as considerations which must of necessity modify the sum demandable with reference to the extent and situation of the land and its intrinsic qualities. These modifications, however, are of necessity so very great that the two different principles led to a material difference of assessment only in the extreme cases either of unusually neglected or unusually high state of cultivation. A reference to the Map will show that the Mouzahs whose rates were so high as to attract attention, are nearly all situated in that small portion of the Tehsildaree to the S. W corner which is Bangur land. The greater part have no irrigation and they are inhabited by people of the Garah caste who are excellent cultivators. The best sort of produce bear a greater proportion to the whole cultivation than is usual, and it is to be inferred that there is a large quantity of land which from high culture for many years, has become exceedingly productive. Such land may justly be taxed high on account of its present state, if its goodness be not the result of the labour of the present cultivators, but this point is not easily decided, and I am told that from several years neglect, it would return nearly to its original condition. Its amount too has not been ascertained as the

Khusrehs include it with the mass of the better kind of soil under the denomination of Rouslee.

In some of these the largeness of the reduction already granted, or an unusual proportion of irrigated land, appeared to justify the revised assessment which was accordingly retained, but in many

there did not exist these considerations and the payment of such high Jumas was contingent on the continuance of the very high state of the cultivation. In the Pergunah Rookee Sohulpore.

"	"	Kujoorree
"	"	Hulwhee
"	"	Bunds Kneees
"	"	Peroopoor
"	"	Tansaejpool
"	"	Molhunk
"	"	Padlee Gundh
"	"	Padlee Goonji
"	"	Beekeeo Sadehud
"	Jowrassee	Bahadurpoor Samee.
"	"	Muhawui Khoord
"	"	Sydpoor
"	"	Sethpool.

* Pergunah Rookee,	<i>Mr. Grant's Present Assessment ditto</i>	adjoining Pergunahs of Mulhy-
Russoolpoor,	700 Rs.	poor and Deobund the soil is simi-
Chacheekee,	950	lar in quality, and while many
Punialnk,	2550	villages of this kind had existed
Khylopor,	1750	in them, I had observed that
Bijouee,	1400	wherever such Mouzahs had
Bhysenhorree,	850	got into such distress, that a re-
Rohalkco,	1900	course to holding Kham had been
Umupoor Begumpoor,	850	necessary, it had not afterwards
Madhopoor Huzurtpoor.	1700	been found possible to raise the
Nugla Moutee,	1650	assessment above the ordinary
Jebalpoor Kumelpoor,	600	rates for similar soil. A list is
Sifupoor,	1150	given in the margin* of the
Bhugwanpoor Chundunpoor,	1950	Mouzahs in which I have lower-
Udhuipoor Mypree,	850	ed the assessments and the total
Mohumudpoor Buzorg,	875	reduction thus given will be seen
Quasimpoor Nowadal,	425	to amount to 2,813 Rupees.
Mulhumpoor,	600	
Abolhusseinpoor,	500	
Pergunah Jowrassee,		
Bhoomanh,	1250	
Rajpoor,	250	

20 Mouzahs, 22350

19537

Of these 20 Monzahs the whole are situated on the high land, except those to which asterisks are added, these are in the Khadur.

27th. In the Mouzahs which attract attention from the lowness of the assessment, it was the Malgoozaree rate that was low. In many in-

*Mr. Grant's report* stances, it amounted to only an Auna on the Malgoozaree acre. It will be seen in Mr. Grant's report that his object was to obtain engagements for as much of the waste as he possibly could, and where this could not be done at the amount he himself had assessed, he advertised and accepted the highest offers. In this way engagements had been obtained, not only for all the waste which had been divided and mapped as forming single Mouzahs, but also for Mouzahs of which the names have hitherto stood on the Collector's books, and which are asserted to be now included in the large tracts mapped as Jungles Putuhree, Nuddee, Kansrow and Kheree. Thus in the former cases, Mouzahs whose areas were a thousand or

fifteen hundred acres were leased for very small sums, while in the latter the Jumas varied from five to thirty or forty Rupees, and the area, or even the position of the tract leased had not been recorded owing to the trifling amount of Juma. Capitalists had taken more than they could improve, and even the Zemindars of Jowallapoor, Roorkee, Sulimpore and Gudh, whose want of means and industry had been one argument for their exclusion from the settlement of Mouzahs in then Zemindariee, had been allowed to take these jungle leases of which the jungle products paid the trifling Jumas.

In the cases where the areas and positions of the tracts leased had not been ascertained, I thought it proper to cancel all engagements where no attempt at improvement has been made during the three years, which have elapsed since the lease was conducted. Where improvement had

*This may be done immediately after the Tehsildar's assistance to put up boundary marks, and rarely season* as the cases are sufficiently numerous to render the measure expedient, and Captain Brown is engaged in the survey of the Dhoon and therefore, is at hand, I propose that after the demarcation he should be requested to send a party to survey each of them

That when the areas have thus been ascertained, the assessment should be made on the terms for jungle leases, and the present lessees should have the option of accepting these leases and filing the usual clearing agreements, or of resigning the lease of the uncultivated portion and retaining only such land as they have already cultivated with enough waste to make the whole a compact area at a moderate Juma. But as these measures will take some time, it seemed proper to strike these cases out of the Settlement papers, and to send them to the Collector, who when they shall be ready will report them as he must annually have to receive and report similar applications for lands comprised in the three large tracts above mentioned.

In dealing with the remaining cases, the Settlements of Mouzahs which have been separately surveyed but are either entirely uncultivated or the proportion of cultivation is extremely small, my chief aim has been to secure rapid improvement. In each therefore a scale has been formed of the rate at which the waste land should be broken up, and agreements have been taken that if at any time the cultivation should be less than what is fixed for that year by the scale, Government are at liberty to transfer the lease. It seems to me of considerable importance, that in the first glaring instance of infringement of this agreement the penalty should be enforced. The enhancement of the Junia was of less importance, and in several instances where the people under engagements were mere agriculturists and had shewn themselves intent on extending the cultivation, the Juma fixed by Mr. Grant has been left unaltered.

In nearly all the cases however there was no reason to forego the enhancement, and it has been made on the principle laid down for the assessment of waste land. Where the tracts are large, the term fixed is 30

<i>Pergunah Jowallapoore.</i>	<i>Mr Grant's Juma</i>	<i>The demand due in 1261 F S</i>	years, but in many cases the lease expires with that of the
Burmpoor,	40	90	Pergunah A Settlement has
Nihundpoor,	125	218	been effected of the whole of the
Poooolawah,	100	193	surveyed Mouzahs. For the in-
Gawnwalliee,	100	231	formation and satisfaction of the
Rampoor	100	870	people it has been distinctly re-
Futtooha,	40	231	corded in each Misl that the
Juspoor,	50	388	persons now under engagements
Rhogpoor,	500	841	are entitled to future Settle-
Baresteep,	80	255	ments, though I have added a
Musahibpoor,	25	151	condition that should they desire
<i>Pergunah Jourassee</i>			to do so within the term of the
Mahomudpoor,	260	489	current lease, that is, before the
Bookunpool,	75	354	whole has been cleared, they
<i>Pergunah Roorkee.</i>			
Banoowallah,	.. 50	57*	
	<u>1545</u>	<u>3844</u>	

\* The two Mouzahs with asterisks are leased till 1275 F. S

must satisfy the Collector, that the new Malgozar has the means to fulfil the clearing assessment. Should this be thought an unnecessary proviso, it is easy to make the cancellation of it public. In the margin\* a list is given of the Mouzahs whose Juma has thus been gradually raised and the demand which will be due for each in 1261 F S the last year of the settlement of the Pergunah generally, has been inserted. The increase on Mr Grant's assessment thus obtained is Rupees 2,299

28th. A list is also given in the margin \* of the Mouzahs leased by

\* *Pergunah Jowalla-poor.* Mr Grant to farmers whose connection with them is merely temporary I have limited the portion of these leases to twelve years after which the parties entitled to settlement will have the option of entering. In five cases thus party are the holders of an under tenure subject to payment of Zemindarie allowance to the Zemindars.

29th. As I have modified considerably the arrangements made by Mr Grant regarding the assessed Mouzahs of Tuppah Kheree, it is necessary that I should submit the following explanation. Mr Grant has stated

what they are the property of a body of men resident in the town of Kheree. This town is situated on a high isolated piece of high land in the centre of the Khadir, and as it is therefore less insalubrious than the Khadir itself, the proprietors have been able to live there, and to keep up some cultivation although their position is unusually advanced into the unhealthy tracts under the hills. Kheree itself is increasing in size and importance as a town, as it is a halting place on the road to Landour.

Part of the lands of Khreee and Ullawulpoor, are on the elevated situation above mentioned, the rest of these, and judging by the professional plans all or nearly all of the remaining Mouzahs are low Khawn land. In the early Settlements, Tuppah Khreee was considered one Mehal and the Zemindars engaged at very moderate Jumas. At the fourth Settlement an enhancement took place, and Babur Khan, the Zemindar's security, was in the following year admitted as Malzoogai. He improved the property by forming several villages, of which one Ullawulpoor is now populous. The Zemindars however claimed and recovered the fiscal management in 1228 F S, but disputes among them were frequent and the revenue was irregularly paid. So Mr. Turner, the Collector, having measured the 9 Mouzahs which alone had any cultivation in them, effected a settlement under Regulation VII. of 1822 for a term of ten years commencing with 1238 F S. The actually measured land amounted in the gross to cultivated acres 1626, and the culturable waste to 1081 acres. The jungle land in them was estimated at 4,285 acres. He at first formed a village assessment, the details of which are given in the Village Statements now submitted, but afterwards finding that the large body of proprietors considered themselves as divided into four Puttees, he treated the whole as one assessment and allowed the Puttees to subdivide this sum by Punchayat and took for the whole sum two Durkhasts, a separate one for Puttee Bijlee Khanee and another for the three other Puttees, which latter contained a specification at foot of the allotment in each Puttee. Thus two Mehals were formed, and though I find no declaration that the three Puttees should also form separate Mehals, yet from that time they have been treated as such being entered separately in the Collector's Books. At the Settlement the portions of produce to be paid as rent were accorded. The assessment on these eight Mouzahs was 2771 Rupees, but as I have said above they were only such portions of Tuppah Khreee as contained cultivation. The Zemindars of these claim a proprietary right to the whole waste and forests which stretch for eight or nine miles North to the hills, and indeed for the further six miles of hills up to the crest which forms the line of boundary of the Dhoon and Seharunpoor.

From this tract the Zemindars derive a revenue by taxing timber cutters and graziers, and on this revenue Mr. Turner assessed 425 Rs., which sum was divided on the Biswah shares, each Puttee containing 5 Biswahs, and was incorporated with the land revenue of the eight measured Mouzahs making the total sum of the two Durkhasts 3196 Rs. The realization of the revenue under this settlement has been a continual source of trouble and of interference in the internal arrangements by the Local Revenue officers.

Such was the state of things which came under Mr. Grant's review when he had to decide what should be the amount of assessment after the

explanation of the current settlement from 1248 to 1261 F S Ultimately he extended the current assessment unaltered and considered it to include the nine Mouzahs which formed the subject of that assessment and also a tenth Mouzah, Gaj, which probably was included by Mr Turner in the estimate above given, though not separately named by him These ten Mouzahs are the only ones of Tuppah Kheroo which have been separately mapped professionally ; the rest are included in the wide tract of forest measured as the Kheroo jungle. By that survey the total of their cultivated areas is 2320 acres and of the culturable waste 4375 acres The only alteration Mr Grant made was the modification of the subdivision of the Juma as noted in 4th para of his Report, but in the subsequent paragraph he records his dissatisfaction at the involved state of the arrangements as he found and left them.

30 It appeared to me that the tax on jungle products should be separated from the land assessment, because the two have no natural connection as the former tax is, but to a small extent derived from the products of the land included under the latter assessment, but chiefly because the amount of this tax may be varied by many probable events Besides an impression prevailed that the tracts whence these products came, were included in the land settlement. I have therefore not entered this sum in the present Settlement papers, and leave it to Mr Conolly to do as he may think proper regarding it after 1247 F S when the term of the lease concluded under Regulation VII. of 1822 will have expired Secondly—Neither did the properties seem sufficiently distinct or the distribution of the Juma sufficiently equitable to render the formation of four separate Melahs a proper measure. The underneath statement exhibits the distribution of the Juma after the late modification by Mr. Grant which had the effect of enhancing the portion payable by Bijlee Khanee The land is entered according to Regulation VII measurement, the only record of the extent of occupancy of each Puttee ; in the statement is included all the land that was actually measured at that time ; the jungle portion estimated as above given at 4285 acres was held in common, and except as far as new land has been broken up subsequently by one or other Puttee, it is still so.

NAMES OF PUTTEES.	Biswah	Cultivated land	Total Malgozree land actually mea- sured	Juma	Rate on Cultivation per acre	Rate on Malgozree rice per acre
Alam Khanee, Boodoo Khanee, Bijlee Khanee, Add half of land held in Common with Hetum Khanee,	5 5 5 0	510 604 53	954 811 157	610 8 610 8 0 900 0 0	2 3 0 1 5 11	1 2 10 0 14 10 $\frac{1}{2}$
Hetum Khanee, Add half of land held in Common with Bijlee Khanee,	5 0	403 53	619 103	750 0 0	1 10 4	1 0 7
Held in common by all four Puttees,	0	0	68			
	20	1826	2707	2771 0 0		

The two first Puttees therefore held their land together, and of no one Puttee has the whole area been separated from the rest. In several of the Mouzahs the lands above given as separate are not in one compact shape but are scattered fields. Such being the tenure of the several Puttees it does not appear to me expedient if it be legal to treat them as four separate Meluhs.

Also many reasons render a village assessment more expedient than the one now made. The former will to a great extent give that release from joint responsibility which I understand the owners of the several Puttees to desire, as only four Mouzahs are common property of all the Puttees, and in three of these the tenure is certainly common, for they are underleased for a fixed sum which is divided by the proprietors on their Biswah shares above given. Of the remainder, three are held by two of the Puttees in common and three by the other two, while one Allawalpoor is the sole property of one of the Puttees. I have therefore distributed the total sum 2,771 Rupees on the ten Mouzahs, and have taken for each a common Durkhast from the owners of it. The mode of this distribution is given in the remarks at foot of the Village Statement. Three of the Mouzahs have obtained a full state of cultivation; the cultivators located as above stated by a former farmer in several of the villages have grown into a community capable of managing the agricultural affairs and for some years they have received leases from the Zamindars for the Mouzahs on which they reside. I have made it a condition of the Settlement that not only should

these leases be recorded but that a new lease at a gross sum for the whole Mouzahs should be fixed, as were the current ones by the parties, and be recorded in the Settlement Misl to come into play at the expiration of the existing ones.

The mode of payment among these communities is as usual recorded, and also the rents now taken by the Zemindars in their other Estates.

In the event of any difficulties in realization of the revenue occurring in future, it will be easy to farm or sell any of the Mouzahs separately assessed as they now are, but it does not appear that these measures could have been pursued hitherto as the indistinctness of the tenure would have repelled purchasers—besides although the people in this case are represented to have incurred very strict treatment from the Revenue Officers, the latter would hesitate to propose measures affecting the whole of a large property, and thus may now be avoided while punctual payments may still be enforced.

The Juma assessed under Regulation VII of 1822, falls, on the areas obtained by the Professional Survey of 1835, Rupees 1-3-1 per cultivated acre and six annas and seven pie on the Malgozaree acre, a rate sufficient with reference to the situation, though I believe that while my distribution of the assessment gives a fair moderate Juma for such of the other villages as possess a resident community, it leaves considerably more than the authorized profits in Kherce itself. The situation of the Estate justifies this, and one condition I have attached to the continuance of the assessment unaltered for the extended period, is, that the village assessments and distributions should come into effect now, and not be postponed till the current lease which has obtained the sanction of Government, should expire, in which latter case there would be danger to mention one among many inconveniences, that the rates of rent now to be recorded as demandable from cultivators would never be acted upon at all if they could not be enforced legally for two years.

Steps have been taken to remove the erroneous impression above mentioned, and to make known that the other lands nominally of Tuppah Kherce, which have been measured in mass with the Kherce jungle, are open to persons desirous of taking jungle leases.

31st. A reference to Mr Grant's Report will show that of the country called Tuppah Sukrowdah and lying in the Khadir under the hills, only 18 Mouzahs have been measured by the Professional Survey in separate plans. The rest being forest and uncultivated has been included in the large tracts mapped as the Kheree and Khansrow jungles.

Having examined the Settlement papers and consulted the Tehsildar, I consider that the average rate of the whole assessment is suitable and it seems in no case high while in some Mouzahs the Malgozaree rate is very low.

Sixteen of the Estates have been settled with the Zemindars ; the only two which require notice on account of the party selected for settlement, are Gomawallah and Kelson. In the Village Statement of the former herewith submitted, I recorded my opinion that the present Malgoozars are the party entitled to settlement, and that they should in future be considered to possess a transferable proprietary right subject to the payment of the Zemindariee dues now allotted. Of Kelson no Village Statement is given as the Estate was entirely uncultivated. At the time of the settlement it was let to a Moostajir by Mr Grant, because the Zemindars would not agree to the Juma,—this person has subsequently located cultivators and made considerable advance in the improvement of the Estate. In the Mouzahs settled with the Zemindars, the cultivated land amounts to 3691 acres and the culturable waste to 9907 acres, a quantity largely in excess of their means of improvement, and I consider that the settlement need not have been offered to the Zemindars. I have therefore recorded that, subject to the payment of the allowance now allotted to the Zemindars at ten per cent on the Juma, the Malgoozar may consider himself to be establishing a proprietary transferable right. In three of the Mouzahs, parcels of lately Mafee land, some of which were unregistered and some have been resumed since the settlement, have now been incorporated with the Khalsah, and a proportionate enhancement of the Juma has been made.

From the 6th and following paras. of Mr. Grant's Report on this Tuppah, it will be seen that a tax on the revenue derived from the jungle products of some part of those lands of Tuppah Suknowlah which are said to lie in the large forest tracts of which one Professional Survey map has been formed without distinction of Mouzahs, was imposed by Mr. Grant and was reported by him, together with the land assessment on the eighteen Mouzahs. The case is similar to that noticed regarding Tuppah Kheree, and the particular objection that a misconception, that the waste tracts themselves have been included in the present lease, has arisen, applies more forcibly in this instance, as Mr. Grant allowed the Zemindars to subdivide the sum with what they alleged was a reference to the areas of 16 jungle Mouzahs, and these Mouzahs were by name included in the general statement submitted by him with the sums attached to each entered therein. I have acted in this case as in that of Tuppah Kheree, leaving the Collector to do as may be proper regarding the tax above mentioned, but rejecting all mention of it from the Settlement papers of these 18 Mouzahs and making public the fact that the forest tracts above mentioned, can be obtained on clearing leases.

32nd As I have now concluded the remarks which seemed to me requisite regarding each Pergunah in the District, I would draw attention

to the general result which the present assessment has produced on the Government revenue

The average Juma of those of the Estates now reported which were then Khalsah for the five years immediately preceding the present settlement is 8,85,330 Rupees, and the average balance of this sum for the same period is 23,170 Rupees. The revised assessment of those Estates amounts to 8,81,668 Rupees. I take the demand for 1246 F S as for the year immediately preceding it; the progressive attainment of the revised assessment of many Mouzahs, for which the increase of the present Juma is large, renders the demand for that year unsuitable as a test of the result of the revision. In the Mouzahs on which this is the assessment, there have now been included 25,717 acres of land formerly Mafee. At the rate of this sum on the total area of the above Estates, the portion of it due from the resumed land is 29,233 Rs, which being deducted, leaves 8,52,435 Rupees as the revenue demandable under the revised assessment from such portion of the land entered in the accompanying statements as has hitherto been yielding Revenue to Government. This is less than the former nominal assessment by 32,895 Rupees and than the average annual receipts by 9,725 Rupees.

The assessment for 1246 F S, on the resumed Mafee Mouzahs, is 44,812 Rupees, and that fixed by Mr Plowden for Pergunah Munglour is 53,615 Rupees. The total land revenue of the Zillah therefore for 1246 F S, exclusive of the ten Khalsah Mouzahs and the land lately resumed, of both of which Mr Connolly is forming the settlement, is 9,79,575 Rupees.

For the year 1260 F S the demand amounts to 10,04,567 Rupees. Of this, 53,261 Rupees is Mr Plowden's assessment of Munglour, 46,326 Rupees for the resumed Mafee Mouzahs, and 9,04,980 Rupees for the above Khalsah Mouzahs. The sum of 29,233 Rupees being deducted on

\* 8,85,330 Rupees account of the resumed Mafee land included in these,

the remainder is 8,75,747 Rupees. This is less than

\* *By deducting from the former nominal demand\* by 9,583 Rupees, while the average balance compared with the actual receipts, it gives an increase\* 23,170 Rupees*

of 13,587 Rupees. This increase however is demanded on account of waste land to be brought under cultivation.

In considering the small decrease from the amount of revenue hitherto due from the portion of the District hitherto Khalsah, it should be noted that the enhanced allowances to the Chowkydars and the sum payable in certain villages, as remuneration to the Suder Malgoozars, together, are about equal to this decrease. The total liabilities of the Malgoozars are therefore, as determined by the settlement amount to what they previously were. In another and most satisfactory way, however, their burden is materially lightened. The system, introduced gradually in

the last two years, of making the collections according to Kistbundees, adapted to the agricultural qualities of individual Mouzahs, instead of anticipating, as heretofore, the very unfavourable general Kistbundee, which did exist, enables the Bhyachauruh communities to diminish very considerably the debt annually incurred to the Satnars for interest due on advances. Even with good management, this interest has not been less than twelve per cent on the Government assessment. I have known some instances, in which, now that it has become possible, the attempt to escape the expense entirely has lately been successfully made.

33rd The important increase of revenue by the operation of the investigation of the claims to hold land free of assessment will attract attention. By the papers now reported, the increase of revenue on this account is about 75,500 Rupees, at the average of the Jumas assessed on the resumed Mafee Villages now reported, the land, of which Mr

\* Except for special reasons, in the four Mouzahs  
Qashah Deobund  
Noorpoor, Pergunah Deobund  
Blugwanpoor-All  
Khoord ditto  
Blugwanpoor-All  
Kulan ditto  
Connolly is now making the settlement, may be calculated to yield 28,000 Rupees. Of the land entered under the heading of Lakhnaj in the Statements now submitted, the Juma\* of each parcel has been prospectively fixed and the engagements, consequent on resumption, have been recorded. Of this Land a large portion has been resumed since the Statements were drawn out and will be yielding Revenue next year. I believe that the Revenue to be derived in 1246 F S, from the whole resumed lands mentioned in this para, is under-estimated at 1,25,000 Rupees.

Besides this land, a large amount has been resumed, consisting of parcels in the Pergunahs of Umbchituh and Munglour.

It is mentioned in the 1st paragraph of this Report, that 124 Mouzahs are still Mafee. Regarding these, the following are the particulars: to 86 Mouzahs, the right is still undecided, of 38 where the Government claim has been disallowed 22 form the Pergunah of Umbchituh and were the subject of a single suit. The number of cases, therefore, in which claims to whole Villages have been decided in favor of the Mafeedars, bear a very small proportion to those resumed, and if this be a fair indication of the result future operations, a large increase of Revenue will still be obtained.

34th In concluding the subject of the assessment, I am anxious to record the strong desire I feel, that a general revision may take place at the expiration of the term of the present settlement. On review, I consider that the Jumas of those highly cultivated Estates, from which Government have hitherto been receiving as Revenue the whole of the rent of the land, have been liberally reduced, and that no alteration of these Jumas will be required; but these Estates are comparatively

few, and though the alteration now made in the demand on the rest has always been on the side of an approach towards a fair Junia, yet that approach has, in the great majority of cases, been small. The former low assessment has now rendered it expedient that the present enhancement should stop far short of a fair demand, and the state of cultivation and absence of capitalists have made it necessary. An assessment absolutely equal, with reference merely to the qualities and extent of land cannot, I know, be obtained, where people are of various ranks and habits, but with all allowances on these grounds, the sum fairly demandable is much higher than can now be assessed, and my wish is that, when a really good state of cultivation has been reached, a gradual approach should, at each future revision, be made to this sum, so at each revision the number of Estates which have reached a permanent Junia, will increase, though the period may be long ere the whole District will be assessed, with such an amount of Revenue as will never again require alteration.

35th Of the subjects which require remark as of general importance, the one of most consequence, because the most general, is the joint responsibility of parties, whose lands together have been assessed as one Muhal.

No regular system had previously been pursued towards such parties; in many cases a sacrifice of Revenue had been preferred to the legal process; and, hence partly, arose a feeling that they had been treated harshly, exhibited by those who had found themselves obliged to

Divisions of Mous make up the deficiency due from another Puttee, to falls into separate prevent a threatened transfer of the whole Muhal Muhals are seldom required, excepting in a few special cases, I did not form separate when a stranger is Muhals of each Puttee, because to do so, it would have of Court

been necessary to complete the separation of the tenure, by dividing some portions of cultivation and also the barren and culturable wastes, which were still held in common; and partly, because though each Puttee was desirous to be freed from responsibility for the portion of the assessment payable by another, yet the people did not seem aware of the whole change involved, and I was inclined to think that in many cases, they would rather remain jointly responsible than forego all claim over another Puttee. Thus even the Hindoos talk of and value the Musulman right of pre-emption, and many, who had the means,

*Even in such a case the transfer should to the introduction of a stranger into their Village, first be offered to a solvent Muhal of the same original Mousah, their own* Where such was their wish, it could be secured only by a common assessment, as, in that case,

*they had the legal power to take up a defaulting Puttee,*

whereas, if I had formed that puttee into a separate Muhal, it was only optional with, and not imperatively incumbent on the Collector to make a transfer to them, instead of to strangers.

These being objections to the formation of separate Muhals, the whole Mouzah was included under a common assessment, it became expedient to draw up the settlement papers in such a way that the people could not, as before, be in any uncertainty as to their position, in the Kairanamah therefore, in which the several arrangements regarding waste land, village expenses and other possible grounds of dispute, were recorded, the above matter was prominently inserted, although it was not strictly an item in the agreement, but was only a confession of their knowledge of the state of the case, and as a copy of this paper is always given to the Sudder Malgoozars, this was the best method that occurred to me of making the knowledge general. The words used were to the effect that although a subdivision of the Juuna had been recorded in the settlement papers, so that, under ordinary circumstances, the profit of this lease was secured to each person, yet, in the event of any one becoming insolvent, Government would still exact the whole Revenue, though those who paid for the insolvent person, might take and keep possession of his land.

It was still a subject of doubt to me whether Government should en-

*At the request of the parties, the C'mr may sanction the Puttees being reversioned as separate Muhals and the defaulting Muhal may then be sold or farmed.*

force the law in cases where Puttees were large, and particularly where the owners are of distinct classes : and whether I ought not to have sought out such cases, and have completed the separation of the land, and then have formed separate Muhals. If however, as I understood, it is the intention of Government, that in the event of a balance being recoverable from an individual Puttee, of the other Puttees having been guilty of no collusion, and of their inability to take into their own management the defaulting Puttee, the Collector should first complete a subdivision of the land of the defaulting Puttee, and form it into a distinct Muhal, with a view to sale or transfer ; in such case, the interests and wishes of the people have, by the present arrangement, been most satisfactorily secured.

36th. The persons who were to represent these communities as Sudder Malgoozars, have been at one time during the period in which I have been making the settlement, a subject of considerable discussion, both as concerned their numbers, their selection, their future successors, the degree of liability to removal, and the way it is to be effected.

The number of Sudder Malgoozars was, at the settlement, found to be very great. I received instructions to reduce from as far as could be done,

without endangering the interests of any individual, and it was suggested that an allowance of five per cent on the Juma might be allotted them. Upon this last suggestion, in the revision of Pergunahs Mulhypoor and Deobund, I made this allowance in every Mouzah, and in many cases where I was lowering Mr. Turner's or my own previous assessment, I made this item a further deduction from the Juma. In the subsequent compilation of the papers of these two Pergunahs, it was found that the number of Sudder Malgoozars, which were still retained was, with reference to the allowance, such that the sum got by each was uselessly small, and that also in by far the greater number of Villages, the Sudder Malgoozars refused to take any remuneration. So in Deobund and Mulhypoor, in many Mouzahs the Juma was lowered to meet this expense, which nevertheless has ultimately been avoided. I did not again raise the assessment, as the whole had been rather doubtful cases, but

*The allowance has seldom been provided for in any of the recruited settlements in this Division—Mr. Thornton has acted rightly for the profits inseparably connected with the office of Lumbardar, are quite sufficient* subsequently in other Pergunahs, I offered the allowance only in instances, where it was large enough to be of consideration, with reference to the number of Sudder Malgoozars, and if these declined taking it, it was not made. There seems a general dislike to the measure, lest it should be hereafter misunderstood to confer a proprietary right, and the office of Sudder Malgoozar is

*ent* much desired. One, and in my opinion a sufficient reason for this, is the control of the Village expenses being vested in the holders of it. These expenses amount to a sum very large compared with the means of any single one of the community, and the hospitality and charity which are the chief items in it, and are displayed at the Village Chowpal, are at the option of the three or four Sudder Malgoozars, who as the dispensers of these benefits, possess a situation which is naturally considered desirable.

The persons recorded as successors to the Sudder Malgoozars now appointed are universally the eldest son or nephew, that is, however, as the heir; this shows that the office is looked on as hereditary, and if Government reserve a veto on the appointment of, and the power to remove, an unfit individual, and select his successor, there is no reason to press an elective system, which is contrary to public opinion in supersession of the hereditary system, which is esteemed as proper.

In working out the principle laid down for me as to the limitation of the number of such Officers, I found that several castes of castes were not too many in one Village must each have their separate representatives, and of the same caste; if a party containing perhaps five or six subdivisions had possessed their own representatives

previously, I found that I could reduce these representatives to one, but I could not unite this and a second party under one man, though they might have descended within two generations from a common ancestor, without producing a degree of vexation, which was evidently much more than a counter-balance to the benefit of the measure.

In the settlement Itkiauamah of the community, the mention of this subject is to the effect that the office is representative, that it is held on the condition of good conduct, and that in failure of this, the under Malgoozars should bring the mistake to the Collector's knowledge, who if it be substantiated, will dismiss the man, and after ascertaining the opinion of the body will appoint a successor. This veto of the Collector will often be required, the chief reason for making an allowance to the Sudder Malgoozars was to make the office one of authority, and it was considered that the holder of it should be supported by the Government Officers. It required support, for the opinion held by the Sudder Malgoozars that while they could evict common cultivators by summary suit, they could only enforce their demands against other shuiers by a regular Civil suit, had induced a state of things which could not have gone on, but for the irregular interference of the Tehsildars, and the feelings of brotherhood and rules of internal management held by the communities. This authority even, we find, has been considerably strong without so distasteful a measure as a pecuniary compensation, but as a firm Sudder Malgoozar, must like any other representative of a body, occasionally incur the anger of the majority, though it may be only temporary, the whole tendency of the present system would be neutralized, if that majority could on the moment depose the Sudder Malgoozar.

From what I have above said regarding the property of each caste having its representative, it will follow that on the sale

*If the portion of a Mouzah is deeded to a stranger by the Civil Court, the Court must first direct the party to be partitioned off, as a separate M'hal; a purchaser at a sale does not succeed to the Lumberdars, he only comes in as a sharer in lieu of the person whose share is sold, even should that person have held the office of Lumberdar*

37th After the question of the position and liabilities of parties under a joint assessment, the subject next in importance appears to me to be the large Mocurrusee tenure of the late Rajah Ramdial Singh, and the effect which has been produced since the lapse of the Mocurrusee, by the fiscal arrangements of Government for the Mouzahs, of which it formerly was comprised. This is not certainly a matter exactly of general importance, but the portion of the District which it concerns, is very large.

The only other tenure of the kind was that of Talooka Patchum, the Mocuriuce of Moorteza Khan It comprehend only 31 Mouzahs, and on its lapse, the settlement since 1221 Fusly, has been made with the Zemindars found to exist in each Village

A general outline of the history of the Mocuriuce is necessary for

\* Letter of Mr Oldham, Collector of Meerut, to the Board of Commissioners, Furukabhal, dated the 12th of July 1810 List of Summs, pertaining to the Mocuriuce signed Colin Shakespear, Collector of Meerut, 9th June 1813 Settlement Report of the lapsed Mocuriuce by Mr Chamberlain, Assistant on Deputation, dated 20th March 1814 Proceedings of the Board of Commissioners, dated 8th September 1814 Letter of Mr Newnham, Secretary to the Board of Commissioners, to the address of Mr Murray, Acting Collector of Seharunpore, dated 28th of November 1817 Minute by Mr Ross, Senior Member of the Board of Revenue, dated 1st May 1822 Letter of Mr Holt Mackenzie, Secretary to Government to the address of the Board of Revenue, dated 18th July 1822.

the explanation of the present state of things, and as I have found considerable inconvenience from being obliged to search the various documents in the Collector's Office, it seems proper to give the result here and save the necessity of the same trouble being again experienced The principal papers, from which the following account has been compiled, are noted in the margin \*

On the accession of the present Government, Rajah Rundial Singh was found to hold a Mocuriuce tenure at a Juma of 1,11,597 Rupees, this was confirmed to him for his life. In 1810 A D in compliance with the requisition of the Board of Commissioners, the Mocuriucedai furnished a list of the Mouzahs forming his Mocuriuce. It contained 79 1/4 Mouzahs and 36 Chuks in it there was a column for the names of Zemindars in this column Rajah Rundial Singh inserted his own name for 496 Mouzahs and 31 Chuks, The names of other persons for 33 Mouzahs and 5 Chuks, and left the column blank for 260 Mouzahs. His death took place in March 1813 and the Revenue of the Rubbee season of 1220 Fusly was collected direct from the cultivators. The seat of the Collectorate was then at Meerut, while the Mouzahs lie chiefly in what is now the District of Scharunpore and partly in the Northern portion of the Moozuffurnuggur Zillah, all therefore were at a distance from the Collectortship The assessment itself and also the selection of the persons entitled to it were justly thought to require the undivided attention of an Officer on the spot, while the Board of Commissioners were unable at the moment to deputo one of their Members for the duty Mr. Chamberlain, an Assistant, was therefore sent to execute it, under the immediate superintendence of the Board, and entered on it in Octobor 1813

The number of Mouzahs found to have been in the Rajah's occupancy was 827 and 36 Chuks His heirs asserted a Zemindaree right in, and on this ground claimed the settlement of 596 Mouzahs and 36 Chuks. They founded their claim on two Firmans, one by Aurungzeb and the other by Jehan Shah, and although the list above referred to, inasmuch

as it limited the Zemindaree right to 496 Mouzahs and 31 Chuks, was strong evidence against these Firms, yet Mr Chamberlain found it necessary to go fully into the case, and decided that they were false. He ascertained that the family who are of the Goonju caste, had recently risen

\* The family trace their origin to Chowdhree Manohur Singh Lalkhan Bodh Singh Malhu Singh Rajah Rambhal Singh from a very low origin,\* and that the first trustworthy document is a Pottah of Nujeeb Khan's dated 1173 Hijree, confirming to Chowdhree Manohur Singh the Management of 503 Villages and 31 Chuks. This Pottah included all the Mouzahs, of which Rajah Rambhal Singh had in his list recorded himself to be Zemindar.

Mr Chamberlain ascertained that the Rajah or his father had held most of these Mouzahs for nearly sixty years. It appears that the fiscal management of these had gradually been acquired in the troubled time of the Rohilla Government, and that the remaining mouzahs had been added, also gradually, during that of the Mahattals.

38th The principle adopted by the Board of Commissioners was for the time and pending future investigation, to admit the heirs of the Rajah to the settlement, except in such cases as their claim was, *prima facie*, from their own showing clearly irreducible. The grounds of this apparently were a feeling of consideration for his family, both on account of the great alteration that must, even in that case, take place in their circumstances, and also because the deceased Rajah had always exerted himself to support the measures of Government. On this principle while in the other Mouzahs the Zemindars were ascertained and were selected for the settlement accordingly, the Rajah's heirs were selected for the settlement of the 503 Mouzahs and 31 Chuks, notwithstanding that the existence of Zemindars was admitted and that in many cases they came forward and remonstrated. The plea was that the Rajah had asserted his claim to the Zemindaree right by his list of 1810 A. D. and had held the fiscal management for nearly sixty years. The Rajah's heirs were not to be recorded as Zemindars in the column of proprietors in the Collector's Books, but were to be put down only in the column of Malgoozars as occupants claiming the Zemindaree right, and at some future time, the question between them and the Village Zemindars was to be investigated.

Of these Mouzahs five small Talookas had been made over by Rajah Rambhal Singh for their maintenance, to as many of his distant relatives, and after his death, his immediate heirs admitted the right of these persons. Of the bulk of the Mouzahs, the remainder, after deducting those thus assigned to relatives, two Talookas were, by the arbitration of a Rajah Nyne Singh, apportioned, one to Rance Sudder Koonwur, widow of Koonwur Sewao Singh, the Rajah's eldest son, and the other to Buddlun Singh, son of Koonwur Sewao Singh by another wife. The rest as Talooka Theet-

koo, became the inheritance of the deceased Rajah's infant son Koshial Singh, under charge of his widow Ranee Dhun Koonwur. The several Talookas thus formed were as follow.

Talooqua Theetkoo, of Koshial Singh, consisting of 239 Villages, 17 Biswahs, and 11 Chuks. The Ranee entered engagements for the whole. The assessment was for 1221 Fusly 1,90,745 Rupees, and increased progressively for several years; Mr Chamberlain estimated the profits the Ranee might derive from the settlement at upwards of 16,000 Rupees per annum, but though it was the proportion of the gross assets allowed by the Regulations, he considered it insufficient to maintain the rank and situation of the family, but he estimated the profits derivable from 15 Villages and 10 Biswahs, held Mafec, at 15,000 Rupees, and recorded that the Ranee had a large sum in ready money and Government Securities. Under the orders of Government of the 3d November 1820, these Mafec Villages were continued to Koshial Singh as a mark of favor. On the 7th November 1817, Government directed the relinquishment of the progressive increase on the above Juma and a deduction of 1-11th from it. The assessment thus remained at 1,73,405 Rupees.

Talooka Jhuberheree, of Ranee Sudda Koonwur, consisted of 49 Mouzahs and 3 Biswahs, but she refused the Juma of certain Mouzahs, and engaged for 38 Mouzahs, and 3 Biswahs, of which the assessment amounted in 1221 Fusly to 26,578 Rupees, and there was a progressive enhancement, which was relinquished, and a similar reduction, as in the above case, was granted under the same orders the Juma thus remained 24,162 Rupees.

Talooka Bolonah of Buddun Singh, consisted of 24 Mouzahs.—he consented to the assessment of 20.

Talooka Koonja of Koia Singh, consisted of 44 Mouzahs, for all of which he entered engagements.

Talooka Dadlee of Gohb Singh, consisted of 32 Mouzahs and 2 Chuks, and he entered engagements for all but one Mouzah.

Talooka Tulheree of Ranee Dia Koonwur, widow of Bukt Singh, consisted of 24 Mouzahs and 3 Chuks, and she engaged for the whole at an annually increasing Jumia, which in 1225 Fusly amounted to 16,941 Rs.

Talooka Jatoul of Koora Singh, consisted of 49 Mouzahs and 13 Chuks, and Talooka Chaundaheree of Bussawun Singh, of 42 Mouzahs and 2 Chuks, but these persons refused the settlement, which was therefore made with the Zemindars. The assessment of the whole of the lapsed Mocurree was fixed for the five years of the settlement at the following sums—

1221 Fy.	1222 Fy.	1223 Fy.	1224 Fy.	1225 Fy.
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4,91,895 Rs.	5,53,715 Rs.	5,76,446 Rs.	4,78,552 Rs.	5,79,817 Rs.
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but abatements, as above mentioned, were afterwards allowed from the Jumas of Talookas Thetkkee and Jhuberheree.

39th. The next settlement of the lapsed Mocurruree was for a period of seven years from 1226 to 1232 Fusly. It had not received the sanction of Government when in 1822 A. D., Mr. Ross, the Senior Member of the Board of Revenue, visited the District, and gave particular attention to the above mentioned Talookas. The result was a great modification of the measures of Mr. Moore the Collector, and from Mr. Ross's Minute of the 1st of May 1822, the following particulars are obtained.

The settlement of Talooka Thetkkee was accepted by the Ranee Dhun Koonwuron the part of her son at the Juma of 1225 Fusly, but she afterwards refused to abide by the agreement, and the Collector was directed to make a village settlement. After that settlement was concluded, she again became anxious to be admitted—but besides that she had in the interval successfully used her influence to cause a decrease of cultivation and compel a reduction of Juma, Mr. Ross judged that while she had by her

It is to be observed that the 5 per cent. allowance did not establish a right to the Zemindaree, which was open to future investigation. own act, foregone the position to which she had originally no clear right,—it was also in every point of view desirable that the settlement should be made with the village occupants who at the same time asserted themselves to be Zemindars. He proposed, however, to Government, that as it had not yet been decided that Koshial Singh had not any right in the Mouzahs, a sum of 5 per cent. on the actual collections should be allowed him in addition to the proceeds of  $15\frac{1}{2}$  Mafee Mouzahs, which he then enjoyed.

The settlement of Talooka Jhuberheree had been made by Mr. Moore with Ranee Sudd Koonwur at the same Juma as that of 1225 Fusly. Mr. Ross proposed that this settlement should be confirmed, not that the Ranee had been found to possess a right in the Mouzahs, but because while few of the Mocudums or Village Zemindars had expressed dissatisfaction at being continued under her, and she had regularly discharged the revenue, no sufficient ground appeared to him to exist for taking the settlement out of her hand.

Talooka Boledh had again been settled with Buddun Singh, but he failed to fulfil his engagements, and at his own request a Mouzahwar settlement was made from 1227 Fusly to 1232. Of one Mouzah, Boledh Khas, his place of residence, he was found to be in proprietary occupancy and the settlement was made with him. Babyl, a Mafee Mouzah, had been assigned to him for his maintenance by Rajah Ramdial Singh. Mr. Ross proposed that he should be allowed to retain possession of it unquestioned, till his claim to a Zemindaree right in the Talooka should be decided.

The settlement of Talooka Koonja was made with Koora Singh's son Beejah Singh, a short time afterwards this man admitted some dacoits, who had robbed the Jowallapool Tulsidaree, to seek refuge in his own house at Koonja, and he was among those who were killed by a party of the Surnoor Regiment under Colonel Young. A Mouzahwai settlement ensued.

Talooka Dadlee had been settled with Mihur Singh, the son of Golab Singh, but he failed, and a Mouzahwai settlement was made and commenced with 1227 F. S.

Ranee Dia Koonwur had again been admitted to the settlement of Talooka Tulherce, and the Juma which in 1223 Futsly was 16,941 Rupees was reduced to 15,000. Of the 24 Mouzahs the occupant Zemindars of 17 complained to Mr. Ross of the exactions of a farmer to whom it was found the Rance had made over the whole Talooka, being herself unable to manage it. Mr. Ross cancelled the engagements, and admitted the Zemindars. Tulhcree Khass, the residence of the Ranee, was found to be in her proprietary occupancy, and she was admitted to engage for it. An allowance for 5 per cent on the actual collections, pending the decision of her right, was proposed for her.

The sanction of Government to the settlement, as modified by Mr. Ross, was communicated to the Board in Mr. Holt Mackenzie's letter of the 18th July 1822. The arrangements were sanctioned in general terms, but regarding the stipend to the young Rajah Khoshal Singh and to Ranee Dia Koonwur, it was carefully laid down that these allowances were not an acknowledgment of right, and that the circumstances of the family were among the considerations, which induced Government to accede to the proposal. The error that would have been committed had the Talooka of Theetkeo again been subjected to the Ranee, was strongly insisted on, the new Settlement Regulation about to be passed was explained, and the propriety was pointed out of commencing under it a detailed Settlement of the two Talookas Koonja and Jhubherce, which still were in the fiscal management of the Mocurreedar's hens, and also of all the other Mouzahs of the lapsed Mocurree with the least possible delay; the object being the ascertainment, and record of the nature of the rights of the persons admitted to settlement under the claim of being the Zemindars of the individual Mouzahs on the one hand and of the Mocurreedar's hens on the other. The Senior Member of the Board of Revenue had in his Minute confined himself to stating the position of the parties at the time, without giving an account of the circumstances, which had brought them to that position; this Minute however appears from Mr. Mackenzie's letter to be the only information regarding the subject, that Government

had at the time before them, and from a perusal of the letter it is plain, that seeing the settlement with the Mocurrureedar's heirs to have been made while the existence of Village Zemindars was acknowledged, and seeing also mention made of Mouzahis with no recorded proprietors, Mr. Mackenzie wrote under an impression, which the circumstances if fully stated, gave no grounds for, that the rights to be defined were peculiar and complex, and among others, that a Talookdaree right might be found to exist. The purt of the Government orders, however, whuch I now wish to bring most prominently forward, is this, that the settlement to be made under Regulation VII of 1822, was to be conducted as to make every point clear and put an end to any rights continuing in abeyance.

I have stated, that Talooka Koonja was soon broken up at the time, *It was the proper* therefore, when the present settlement was commenced *mode nevertheless.* the whole of the Estates of the lapsed Mocurruree, with the exception of the small Talooka Jhubhericee, had for many years been in the fiscal management of the Village occupants. The same distinction, however, in the mode of compiling the Collector's records had been observed regarding these Zemindars as regarding the Talookdars, during the period the settlement was made with them. The Zemindars were put down in the column of Malgoozars as occupants claiming Zemindaree right, and the column of Zemindar was left blank. To a person acquainted with the foregoing history of the Mocurruree Mouzahis, this distinction is at once seen merely to be a postponement of recognition, not a negation of right.

40th. Such was the state of the lapsed Mocurruree Mouzahis, when the settlement now under report was commenced.

To define the rights of the parties admitted to engagements was necessary, notwithstanding that Regulation IX. of 1833 has removed the necessity for Settlement Officers entering generally into judicial investigation; for it was essential for the security of the Revenue that the Settlement should be made with the persons who had proprietary occupation of the soil.

The question first to be decided was whether the Village communities or the Mocurrureedar's heirs were the Zemindars, but had the latter succeeded in proving themselves Zemindars, a new question would have arisen, namely, which of the parties should be selected for the settlement, on it being found as it has been that in these communities the land was transmitted from father to son, and that on the failure of any one of the brotherhood, the rest arranged who should take the responsibility and cultivation of his land, or temporarily introduce a cultivator; that is, if they have conducted

all the agricultural and internal affairs of the Mouzah themselves subject only to the payment to the Mocurrureedars, either *Hakimee Hissah by kind implies the power of a periodically fixed sum of money or of a Hakimee Hissah and Bataas and Zemindaree dues in kind I should have considered the term "proprietor" to be applied more than to the Zemindar, and should have thought it right to select them for the settlement and to allot a Zemindaree allowance to the Zemindar*

The claim to be Zemindar or to be admitted to the settlement was not however, advanced by the heirs of Rajah Rambal Singh, except for such Mouzahs as Tulherce Khass and Boledli Khass abovementioned, where they are themselves in occupancy as proprietors, and have therefore been admitted by me to the settlement and have been recorded as such.

Thus the persons now found in proprietary occupancy of the land, under the explanation which I have given in the following paragraph of the meaning I attach to that term, have been recorded as proprietors and have been admitted to the settlement. The general claim of the Mocurrureedar's heirs to a Zemindaree right was in fact capable of being decided against them, without the extensive information which has now been obtained by the survey, as showing the positions of the Mouzahs to which the claim was advanced, and by the settlement papers, which have collected an account of the past history and accurately ascertained the nature of the present occupancy.

The Zemindaree and proprietary right, throughout this District, almost universally rests in the resident communities, each sharee being the cultivator of his own land. The Mouzahs of the lapsed Mocurrures are intermixed with the other Mouzahs of the District; a circle of forty or fifty Villages will include some of either kind; the residents in the latter have always been known as the Zemindars, and of the whole circle the Rajpoot or Goojur population, will each trace back their descent to a common ancestor by a pedigree of many more generations than that of Rajah Rambal Singh, (whose father too is seen to have been the first Mocurrureedar) and the correctness of their pedigree seems to me to be ascertained by the fact that every one of the men, arrived at maturity and of common capacity can repeat it.

The only way in which the Mocurrureedar could have acquired a Zemindaree right, as purchase from the communities, is too improbable to be taken into account and is not alleged, is by having located the ancestors of the present community. In this case, he in my opinion would have a preferable title over them to be considered Zemindar; but as a general claim this is inadmissible as the Villages are as large and bear the same appearance as those which were not in the Mocurrurees, and it could

not be advanced that the whole of these Villages had been formed <sup>with</sup> in the last 88 years. The claim to the Zemindaree right was not, however, founded in any case on such grounds, it was founded on the two false Firmans, nor was it admitted in 1814 for such considerations, but as it appears to me, it was admitted only by a confusion between the two District tenures of Zemindaree and Talookdaree, the sixty years' occupancy of the latter which had ceased being considered to confer a prescriptive right to the former which was not ascertained ever to have been enjoyed by the Mocurrudeedar at all. It seems that even at that time such grounds must have been seen to be of little strength, and that the real object must have been to ease off the alteration in Koshial Singh's circumstances, while the injury to the Zenaidars was overlooked.

41st This injury arising from a refusal for so long to recognize their rights has been very great. The Mouzahs have been known under the common name of the Khana Khalee Villages on account of the column being left blank in the Collector's books. These books were looked on by the people and apparently by the Judicial Officers too as the only correct registry of the right. The persons therefore, who knew themselves to be the real owners of the Mouzah, have been for the last 20 years under engagements for the Revenue of it, under the advantages of being unable to transfer their land, or borrow money on the security of it.

42nd. The refusal on the part of the Revenue authorities to recognize the right has thus, owing to the view the people and the Court have taken of it, put in abeyance the right itself. Really distressing results from this have not unfrequently come under my notice, and I consider that much loss of Revenue has ensued, particularly in the Pergannahs of the Jowallapoor Tehsildaree, where the climate being insalubrious the people require every inducement to connect them with the soil, and the suspension of their right in it, while it has prevented them from attaining prosperity, has offered a remarkable temptation to bad faith, for as the Khana Khalee Mouzahs were never sold for balances, these people might make any terms with Government, by a temporary abandonment of their Village though in balance occasionally,—however, these desertions were met by the Tehsildar locating new persons in the abandoned Villages, and thus has arisen another evil, the absolute loss of the suspended right, for a community, when dispersed for some years, cannot be reunited at the will of a Settlement Officer nor be traced, and in the absence of all better claimants, I have had, in some cases, to record, as in proprietary possession, persons of very recent occupation.

43rd Of this subject, it remains now merely to notice the allowances above stated to have been permitted to some of the heirs of the Mocurrudeedar, pending the decision of their claim to Zemindaree right, which has now been disallowed, also some explanation is necessary of my proceedings re-

garding the only one of the Talookas, which will be seen to have remained in the fiscal management of the heirs of the Moemineedar, viz. Talook i Shuberherree. The allowances granted were as follow to Koshial Singh a five-percentage on the actual collections of Talooka Theetkee and of the occupation unquestioned of the proceeds of 15½ Mafce Villages.

On Ranee Dhun Koonwur's death, which had been preceded by that of Rajah Koshial Singh, the Collector applied for information whether the allowance should be continued, and the Board of Revenue viewed it as a stipend to the individual and by their Secretary's letter to the Commissioner of the 18th November 1836, No 211, directed its cessation. By the orders of Government to the address of the Owinging Resident and Commissioner of Delhee, dated the 1st September 1829, the Mafce Villages were relinquished to the two Ranees Dhun Koonwur and Lad Koonwur for their lives. The latter is the widow of Koshial Singh. The right of the Villages has nevertheless to be tried on its own merits, though if it be found untenable, the resumption will not take effect during the life of the present Ranee.

The question should however be decided now, and not be left to give

*It will be decided by the Special Deputy Collector, Mr J. Muir made,*

rise to a future correspondence and examination of grounds, on which the temporary relinquishment was made.

On account of the claim to the Zemindarie right in Talooka Boledh, a similar temporary relinquishment of the Government claim to the Mafce Mouzah Bibyl had been sanctioned, but after a correspondence on the subject, Mr Muir entered on the trial of the case and decided it against the Maseedar.

Ranee Dia Konwur still receives the percentage on the collections from the Monzahs of Talooka Tylheroo. She is said to be poor and the allowance should be continued to her for life.

44th Of Talooka Shuberherree, Mr. Turner as Collector revised the settlement under the present regulations and assessed on the whole Talooka a Juma of 24,000 Rupees, which took effect from 12th R. S. The balances were also to be paid up by instalments of 300 Rupees per annum, and they have hitherto been collected, but the

*Mr Thornton's proposal for remitting the remaining balance should, I think, now be remitted, as it accrued under a higher Juma than that now thought proper, and as will be seen further on, the Ranee is no longer under engagements for the Talooka.* Mr Turner, on the present time is Rupees 1,000, leaving her regarded Ranee Sudda Koonwur's inability to understand the fiscal responsibility, and he prevailed on Collector Connolly's letter, No 97, dated 19th June 1839, a copy of which is furnished with this Report, to come to the following arrangement. Ranee Dhun Koonwur was to be joint Malgoozar with Ranee Sudda Koonwur and to take half the

net profits that should remain. From the gross profits Ranee Dhun Koonwur was to deduct the usual percentage for standing security for the money of Revenue due from the other. She was to advance the kists and deduct the interest due on this account and she was to pay herself for the expenses of collection, the actual management being to rest in her. Since Ranee Dhun Koonwur's death her heirs Ranees Lad Koonwur, &c. have taken up her responsibilities and engagements. Ranee Sudda Koonwur has thus been freed from keeping up any establishment for the management of the Talooka, but of course her profits from it are as small as her partners may choose to make them—still she has gained by the reconciliation with the other party, for though she has become a dependant on their bounty they have treated her well, and besides the resoures above-mentioned, they are said still to have a large hoard of Rajah Ram Dial Singh's accumulations, which is not turned to account, but is stored in their house at Loun-dhurrah and of course is gradually diminishing.

The Settlement Proceedings for this Talooka were sent to me for revision, together with the rest of the settlements of the Estates comprised in the Deobund Tehsildaree. The right of the Ranees had not been investigated, and the amount of her demand on the communities had not been limited, nor even had her actual demand been recorded. Soon after Mr Grant joined the District as Officiating Collector, the complaints of the Village communities led him to call on the Malgooraz for a list of their rental. In his letters of the 4th and 11th April 1835, he strongly urged the propriety of a Settlement with the Village communities, as did Mr. Lewis in his Report of the 9th January, 1836.

The necessity of an examination into the rights of the parties has above been shown, the slight grounds which turned the balance in deciding Mr. Ross to uphold the Settlement of 1226 F usly made with the Ranees, viz., that complaints had not been made, and the Revenue had been punctually paid, no longer existed, after large balances had for several years accumulated, it was directed by the Board of Revenue that the Talooqua should be taken into the Collector's immediate management. It was found that most of the Mouzahs were sublet to the communities, and by collecting according to these leases for the years 1235 to 1238 F usly there was realized in excess of the Jumaa the sum of Rupees 4,122, which sum minus 1,000 Rupees given to the Ranees, was carried to account against the balances. In 1238 F usly, these sub-leases expired and were not renewable on the same terms, so that a balance of 5,769 Rupees accrued, of which 1,225 Rupees were remitted for 1238 F. S. The nominal Jumaa for the years the Talooka was held Kham, amounted to 26,523 Rupees per annum. This sum is larger than that stated in a former paragraph, but it includes some Mouzahs, of which she had refused the Settlement in

1221 Fusly, while in that paragraph, the assessment on the Mouzahs who had held from 1221 to 1225 Fusly is given

According to the present survey the number of Mouzahs which were settled as Talooka Jhuberberee is 34 Of these by the investigation, now made, nine Mouzahs, the largest and most populous, are in the proprietary occupancy of the several communities, while the Ranee in only two of these cases attempted to prove that the Mocurredar had located the ancestors of the present community, and in both it was clear that the occupancy of the community was long prior to the asserted period of the location. The settlement of these nine Mouzahs has been made with their respective proprietors

Of seven small Mouzahs there exist in each a brotherhood, who cultivate all the lands themselves, and for several generations the land has been transmitted hereditarily , they have preserved the agricultural management, and have paid by under leases renewed every four or five years I therefore have selected these persons as proprietors of the land and have concluded the Settlement with them in four of these cases , however this party themselves acknowledge that the Mocurredar located their ancestors, which as the community is small and the generations comparatively few, is not contradicted by probability In these four cases I have recorded the Ranee as Zemindar, and allotted her a Zemindaree allowance calculated at 10 per cent. on the Government Juma and receivable from the proprietors In the remaining three of these seven, the Ranee asserts that Mohan Singh located the people and they deny it In each of these cases I have selected a Punchayet of the oldest of the residents near the Villages in question to decide the point, instructing them that if they cannot satisfy themselves that the Ranee's statement is correct, they are to decide in favour of the other party They were cases admitting of no other than traditional evidence, and if the Ranee is right, the event must have occurred in the life time of the parents of the present Punchayet—upon their decision depends whether the Ranee is to receive an allowance, as above, for Zemindaree right or not

Of the remaining 18 Villages, four belong to Pergunah Nooinuggur of the Moozuffurnuggur District, and the Settlement will be revised with the rest of the Pergunah ; the Ranee in the mean time continues to pay for them the portion of the whole assessment of the Talooka which she put on them when in compliance with Mr Turner's requisition, she distributed the Juma on the individual Mouzahs.

She has been admitted to the assessment of 14 Villages as Zemindar, most of them contain the remains of an agricultural brotherhood, and the portion of land still in their occupancy is transmitted hereditarily. In Imdee and Belaspore, the only two of these Mouzahs, whose Juma exceeds

a thousand Rupees, this brotherhood evidently existed in them before the Mocurruree. The remainder are small Mouzahs, their Juma averaging only 425 Rupees. In these, wherever the remains of a brotherhood exist, it is asserted by the Rancee to have been originally located by the Mocurrureedar and the fact is generally admitted by the other party. But the integrity of those communities has been destroyed, and they have in fact been sacrificed by the Government, having for so long a period committed the fiscal management to a Talookdar, whose demands on them have been unrestricted and who has received the strong support of our Revenue system. Many people have in the course of years thrown up their lands, and most of these have gained admittance into other Villages, whose present population acknowledge the descent of both from the same common ancestor. The Talookdar has supplied their places with other cultivators and to him the agricultural management thus has gradually accrued. I have directed that such as remain, and whose land is found to have been transmitted to them by hereditary descent be recorded to have a right of occupancy, that the option be given to all such of having a money rate of payment fixed and recorded, and in several instances I have limited that sum myself, directing that it be calculated by ascertaining first the fair portion of Juma demandable for their land, and then adding twenty per cent upon this portion. In the Mouzahs where I have done this, the people have been ascertained to be excellent cultivators and the dispersion of part of them to have resulted from the Rancee's under lease at the time having been brought up the very highest sum that under an extraordinarily high state of cultivation they could be brought to agree to, rather than accept the alternative of payment in kind.

It will attract observation that in a very large proportion of the Mouzahs which comprised this Talooka, the population have been introduced by the Mocurrureedar—this is accounted for, not only by the smallness of the Mouzahs themselves, which seems in itself to indicate a comparatively recent formation, and for the cultivation of which the population required is small, and from this circumstance has not the same materials for permanency as a large community occupying a large Mouzah, but another explanatory fact is that nearly all these Mouzahs are, in situation, close to the place of residence of the Mocurrureedar, and therefore exposed to his interference in a very different degree from the bulk of the Mocurrurees, which lay in all parts of the District. It would not therefore in my opinion be a correct inference from the above that if the heirs of the Mocurrureedar had at this settlement come forward generally to support their claim to a Zemindaree right, it must frequently have been admitted. This was certainly the only ground, and, therefore, such were the only cases in which the claim could have been admitted, and I am myself glad that it was not supported. This feeling arises not from expediency, for I would wish

that a right when clear should be admitted, although it would diminish the desirable concentration of the profits of agriculture in the hands of those, by whose labor it was created. But while the claim to a Zeminda ree right, on a proof of the location of the cultivators by the claimant must, I think, on the whole be admitted, yet the grounds for such admission, under the peculiar circumstances, are not satisfactorily clear.

The persons alleged to have been located by the Mocumreedai, and from whom the present communities have sprung are, in each case, one or at most two individuals. The expense that may thus have been incurred, cannot be said to have brought the whole Mouzah under cultivation in any other sense than as having been the commencement of the improvement. The utmost expense that could thus have been incurred, must bear the most trifling proportion to the actual outlay really necessary and which was made gradually, as means and numbers increased by the cultivators themselves, whence a profit has been derived by the Mocumreedai, compared with which the expense is nothing.

This is to put his claim in the most favorable light. But it is probable that in many instances, his connection with the introduction of the parent of the present cultivators was no more than the concession to him of leave to locate himself, and the claim is still further weakened by the consideration, that the Mocumreedai was at the time standing in the place of Government, not in that of Zemindai of the Estate in his Mocumree.

The importance that, in deciding the rights in this Talooka, I have attached to the above point, will probably give rise to the support of their claim on this ground by the other heirs of the Mocumreedai, in those numerous Mouzahs of the lapsed Mocumree, which are situated in the Mozaffarnuggur District, in Pergunah Noornuggur, and which, as above stated, have now for many years been under the fiscal management of the Village occupants; that Pergunah being also very near to the place of residence of the Mocumreedai. I shall probably therefore have again occasion to write on the subject when reporting the settlement of that Pergunah.

The Mouzahs which formed Talooka Jhuberhoree, are now included in the settlement statements of the Pergunahs, to which respectively they originally belonged.

45th. The cultivators, who are not Zemindars, are throughout the district, to speak generally, simply tenants at will. Some exceptions have been noticed as existing in some of the Villages, which have hitherto been under Ranee Sudda Koonwur, and in some of those which comprise the Jowallapore Tehsilklarec.

There are also in each Pergunah some few Mouzahs, in which the Zemindars have had no agricultural management, and the cultivating

community have entirely possessed this authority. In these few cases the community have been selected for settlement, and an allowance has been given the Zemindars. But these exceptions are comparatively few. The cultivator generally in the District is the Zemindar himself, in each Village, a little land beyond the means of some individuals of the body of Zemindars is found in the cultivation of other persons who pay rent in kind. Also in the comparatively few Villages, in which the tenure is what is termed Zemindaree the cultivators generally pay in kind, money rates are rare, as are the cases where the Monzah is underlet. The rent receivable by the Zemindar is divided in then accounts into the Government share, the Seemeen of the Zemindar, which is always one seer of the maund of gross produce, and the mulha or sum to meet Village expenses, which is about as much as the Seemeen. It is only in very fine soil that the amount taken as Government share, is half the gross produce, and only in very poor soil that it is only one-third. Sugar Cane, Cotton, and Churree pay a money equivalent instead of the above.

Wherever rent-paying cultivators were found, they were invited to advance their claim to occupancy without the Zemindar being able to eject them at will. The claim when advanced was merely to occupancy, subject to payment of fair rent, and no right was urged to hold at low rates. The Village Statements will show, what proportion these, classed there as Monroosee cultivators, bear to the rest of the rent-paying cultivators. But the number now thus recorded, considerably exceeds that in which claims have really been advanced, for I regret to find that lately the Native Deputy Collector had been in the habit of recording as such all who had held the land for ten or twelve years, although they had not urged that the Zemindar could not turn them out. I regret it, because there ought to be no exercise of judgment in such a matter by the Settlement Officer, except where conflicting assertions are made, and also the full authority had better be vested entirely in one proprietor, and thus expediency should, it seems to me, be foregone only when a prescriptive right, limiting that of the proprietor, has been insisted on.

Wherever the cultivator has been recorded to possess this right of occupancy, subject to payment of fair rent, I have considered that if, of the two parties, this cultivator and the Zemindar, either one should desire the substitution of a money rent for payment in kind, the other was bound to concede. This option has universally been given, and has generally been taken, and the money rate has been fixed by the parties, or in some few cases by private arbitration.

A general opinion has prevailed in the District, that rent must naturally be paid in kind, and that the substitution of a money rate is contingent, on the consent of the cultivator. The process for ousting cultivators too.

has not been understood. On these accounts, Bhvacharan Villages with ill-conditioned owners, were unsaleable. It was in vain to buy the proprietary right and to become Malgozai, as the men remained on the land ; if such low rates in kind were not allowed as would leave the purchaser no profit, they grew the worst grains and rented land from their neighbours for their best crops.

I have succeeded in explaining to many of the influential people of the District, that, although should the sale have been for balances of Government Revenue, the right of occupancy in *This is now much better understood since Mr Connolly has had charge of the District* the land, subject to payment of fair rent would remain to the community ; yet the purchaser can with the assistance of the Moonsiff, force them to agree to a money-rent, or forfeit their occupancy ; and that if they did not pay, the Collector would give a summary decree, and oust them. This simple process had not been understood even by the most noted of the men, who had been accustomed to purchase at Government sales. The only difficulty seems to be in the dislike to approach the Civil Court, but it does not appear possible, that much delay or expense can be incurred in getting a case of the above kind carried through. In Rownee, of Thanah Bhow, of the sale of which to Quazee Nijabut Ali Khan, I have before taken notice, the money rates are now being fixed in the Settlement Office.

46th During the last two years, it has frequently been brought to notice, that the tenure in parcels of resumed Mafec land is, in this District, peculiar. Mafee parcels given by the Zemindars, are rare, those that have been resumed, were professedly the gift of Government, the Mafeedars were chiefly Mahomedans, and not of an agricultural class, and they resided chiefly in the Qusbahs, or head Towns of the Pergunahs. Of the parcels that lay in the Villages, the agricultural management was exercised by the Zemindars, and the Mafeedars held nothing more than the Government right. Of these the settlement has been made with the Zemindars. In the Qusbahs the Mafeedars held the agricultural management, and the settlement of the resumed land and the Khalsah has been made a joint one. The ex-Mafeedars were admitted to the settlement of the resumed land, and the Suder Malgoozais were some from their party and some from the Zemindars of the old Khalsahs. Occasionally, while the Mafeedar had kept the agricultural management, the Zemindar had received from the cultivator a Zemindaree Screecha. The settlement was still made with the Mafeedar, who in such cases has to pay 5 per cent. on the Government assessment to the Zemindar as Zemindaree right.

47th. The disputed rights requiring adjustment at the time of settlement, have been very few, and the ground of dispute is so easily ascertained from the parties themselves, that the cases are very simple. The

most frequent cause of dispute has been a claim to an equal division of the Village site I notice this, because for some time I did not learn the real nature of these claims, the land now forming the village site, had been common property , one Puttee has located Chummairs, or rent-paying cultivators, another has not These non-proprietary residents work in the Puttee which located them, and the manure formed in their bullock sheds and yards, goes to its land The other Puttee then advances a claim, that the land forming the village site, should be divided, according to the acknowledged shares, and possession in the cultivation of the two Puttees They have frequently obtained it, although a great outcry is always raised by the other party against such a claim They then threaten such portion of the Chummairs and cultivators as live in the portion of the village site they have acquired with ejectment from their tenements, unless they work for them, exclusively , but indeed few threats are necessary, for the people understand the previous process thoroughly, as a division of cultivators and labourers, and the persons transferred, look upon it as an understood thing that they become the ryuts, as they call themselves of the other party.

The proper process in dealing with these suits appears to me to be to measure the sites of the houses of those cultivators, who pay ground-rent to a certain Puttee, together with the sites of the house of the Puttees themselves, as the property of that Puttee Whenever the sub-division of the village site and other portion of land held in common is called for, the quantity of land of the village site, which by the measurement has been found to belong to either Puttee, should be observed, and the deficiency due to one Puttee, should be made up by giving it cultivated land close to the village site on which it can locate cultivators for itself.

48th The papers of the Superintendent of the Doab Canal show that the number of Villages appertaining to this District, which received water from the Canal in 1244 Fusly, is 150.

I learn from examination of the Survey Plans that the whole number of Mouzahs of this District, which are either traversed by the Canal, or lie close to either side of it, amounts to 204, and thus number is inclusive of the Mouzahs lying on the two large branches, one of which comes out from the Canal, at Mouzah Suikuree, and the other at Kukraluh. Of the 150 Mouzahs which, as above said, received water in 1244 Fusly, 126 are included in the 204, which adjoin the Canal. From this it will be seen, that the advantages derivable from the Canal have only in 24 instances extended to those Mouzahs which are not immediately on its banks.

For the irrigation of others, it is necessary that a cut be brought out at some place higher up the Canal than the parallel of the Mouzahs

themselves. But the expense of such cuts falls too heavily on a single Mouzah, while the cut will be equally available to all those around, as to it. It is therefore necessary that a mass of Mouzahs should come to an agreement to bear the expense of the cut in the proportion in which they will severally benefit, and it is practically found, that the several parties, whose combination is necessary for such a measure, do not easily come to terms.

It appeared that I might be of use for effecting such combinations, and therefore, whenever it came to my notice that a cut was feasible, and would be extensively beneficial, I applied to Captain Cautley for an estimate of the expense, and of the proportion each Mouzah should contribute, and the parties executed before me an agreement accordingly and advanced half the sum. Arrangements have thus been made for three cuts, one extending to Qishbah Soltampore, of 10 miles in length, estimated to cost 2,000 Rupees, in this 25 Villages are partners. A second to leave the Canal at Mouzah Nugliah Bahye, to extend 5 miles, and cost 1,000 Rupees, subscribed for by 7 Villages. A third, to leave the Canal at Kularpore, to extend 6 miles and to cost 1,200 Rupees. In this, exclusive of some villages of the Mozaffurnuggur District, 12 Villages are partners. Of these which have thus subscribed, 3 in the first and 3 in the last instances, used the water before though only partially. Exclusive of these, the benefits of the Canal will thus be extended to 38 Villages, a number considerable with reference to that now taking the water. Similar arrangements would have been made elsewhere, but these were the only instances in which it came to my knowledge, during the time of the settlement that the face of the country allowed of the construction of a long water-course, in a soil not admitting of the construction of Cucha Wells. Unfortunately, however, Captain Cuntley is unable at present, for want of European subordinates, to construct the cuts for which the subscriptions have been made, whereas if the money thus expended by the people had obtained a speedy return, I had anticipated that other Villages would have been tempted to make similar combinations among themselves.

49th The following circumstances should, I think, be brought to the notice of Government, with a view to its being taken into consideration whether Government should not make a water-course at its own expense. The construction of the bunds at the heads of the two Canals, has annually, for several years been made more perfect, till last year the whole of the waters of the Jumna were so completely diverted into one or the other Canal, that at the foot of the bunds the River was passable by a person dry shod. The result has been that a mass of Villages belonging to this district, which lie between the Jumna itself and a stream called

the Boorhee Jumna, in soil, which admits not of the construction of Cucha Wells, and which Villages depended on these two streams for drinking water, have been put to real inconvenience. The Boorhee Jumna, branches from the large river at Muitee, and after in its course, inclosing these Villages, reunites itself with the Jumna. The commencement of the Boorhee Jumna has been converted into one of the heads of the Canal, its water, after having run a mile or two through dense jungle, being arrested by a dam head and turned into the Canal. Though the beds of these two Rivers are thus rendered dry for some distance, yet lower down their course, water is obtainable by removing the upper layers of stones. This water, however, is stagnant and unwholesome. This privation of drinking water, or at least of such as is wholesome, is the most weighty of the grounds of complaint advanced by the Villagers. The other complaint urged by the owners of the northernmost half of these Mouzahs, whose soil would benefit by irrigation (while those more to the South are Khadur and moist land) is the loss of the means of irrigation formerly afforded them by the Jumna. To this, it is replied, that irrigation was not in practice at the time the bands became sufficiently perfect to render it impossible. The fact is, that traces of old water-courses are apparent throughout the areas, but the Rangpur Zamindars of Raopoor, who were the owners, are bad agriculturists, as well as bad Malgoozars. Most, however, of these Mouzahs have now passed into the hands of enterprising people, who are anxious to improve the land by irrigation. This could only be done by introducing a cut from that small part of the Boorhee Jumna, which forms a Canal-head, and, as the Southern bank is high and the cut must come through several miles of jungle before it reaches land in cultivation, the expense would be in ex-

*The favorable consequence* proportion to the advantages derived by the few shikarries of the Board proprietors, who would make a suitable effort to obtain and Government is solicited to this proposal, to make a water-course alluded to, is 15 miles at the average rate of 200 Rupees per annum *at its own expense* *at its own expense* per a mile, which was in the other cases estimated as 3000

the probable amount, the expense of a cut to run the whole course of these Mouzahs would be 3000 Rupees. It would commence in the rear of Mouzah Muitee, and would pass through 21 cultivated Mouzahs. The whole would thus be supplied with wholesome water to drink, and those which chose to irrigate would pay the usual rates.

50th. Of the 150 Mouzahs, in which the water was received in 1244 Fusly, some are either Mafee, or among those which having lately been resumed, are about to be settled by Mr. Conolly. The number of these included in the Settlement Statements now submitted, is 117, of these 9 were Mafee, and are now for the first time brought under a Government

assessment, and 27 are under an assessment previously fixed under Regulation VII of 1822. There remain 81 Mouzahs, which both formerly paid Revenue under an assessment made before the Canal was in use, and also have now been assessed by me subsequently to the partial introduction of its water into their areas. It is therefore, in these cases only that the effect of the Canal on the assessment can be observed.

In these 81 Mouzahs, the land irrigated from the Canal was, in 1244 Fusly, 5030 acres, that is, it bore a very small proportion to their cultivated area. The past Jummas, amounted to 47,822 Rupees, the new, to 53,875 Rupees, inclusive of 3251 acres of resumed Matee land. If the portion of Jumna assessed on these be estimated at Rupees 1-8-0 per acre, 4,876 Rupees and that sum be deducted from the new Jummas, the increase of Revenue obtained from the 81 Mouzahs, is only the small sum of 1177 Rupees.

In considering the smallness of this increase, the general previous over-assessment should be borne in mind, as well as the small amount of the land actually irrigated from the Canal.

In assessing some of these Mouzahs, which came first under my notice,  
*Most certainly it is so* I deducted from the revised Juma a portion of the price paid for the water, but subsequently I have considered that price to be more justly an offset against the expense of digging Cucha Wells, and of raising the water to the surface.

Whichever principle was adopted, the increase of Revenue derived from the actual Canal irrigation is as nothing owing to the smallness of the present amount of such irrigation, compared with what Government may justly demand in consideration of the great enhancement in the real value of the land, which the construction of the Canal has caused, which increase of value must, sooner or later, be felt by the people.

It would, therefore, have been just that I should assess unirrigated land that could be irrigated at the same rates as that which actually was so.

It was after much consideration that I rejected this plan as impracticable, partly because of the difficulty of ascertainment of what land was, and what was not accessible; but chiefly because the transfer of leases, necessary to carry through such a measure, required more capitalists than were apparently available.

The above observations, however, present another reason in favor of a future general revision of the assessments in this District, after the expiration of the current Settlements. During this Settlement, severe measures should be used where advantage has not been taken of the accessibility of the Canal, and a difficulty is experienced in realizing the Revenue.

I understand, that the principle, on which the price of the water was fixed is that the real return to Government should be obtained by their Revenue assessment, and that the object of putting a price on the water was to enable the Superintendent to regulate the supply. The price fixed, however, seems to be less inconceivable than might hence be thought. An examination of that demanded for the irrigation of the various agricultural products will show that the rate fixed for Wheat is about the average. It amounts to one Rupee an acre. But I believe the general arrangement between the cultivators and proprietors is that the price should fall on the cultivator only, and that is met by the increase

*This is very correct* in the amount of his portion of the produce. This being the case, the receipts from the sale of the water, though considerable, with reference to the area irrigated, do not form a deduction from the rent, and should not, therefore, be considered in forming a land assessment.

51st. It has occurred to me as worthy of consideration, whether the improvement of the country by the general use of the Canal might not be expedited by declaring that, in consideration of the expense of making Cuts, no price should be demanded for the water used during the first year, or that for two seasons from this time no price should be demanded from Villages, which during that period first commence to take the water.

*The people are already perfectly aware of the benefit to be derived from the water of the Canal, they have the experience of their neighbours who have used it, and do not require further inducements.* This boon might tempt the people to irrigate their whole Rubree crop during the year it was conferred, and it seems unlikely that having once experienced the benefit, they would again forego it. Any plan that extended the irrigation, would bring Government an increased return, which would compensate for the temporary loss : the best plan would be to make the Cuts at the cost of Government.

52nd The Settlement papers, contain an agreement that the Putwarees shall in future receive as remuneration, instead of the small allowance of grain hitherto given a sum amounting to two per cent on the Government Juma. In most of the Bhyachariah villages, however, the Putwaree is the Bunyah of the Village, and has transactions with the Zemindars of so much greater importance, than the sum thus to be gained, that as both parties were contented before, it is probable the new arrangement for his remuneration will never come into effect. The papers, which according to Regulation IX, of 1833, a Putwaree has to forward to the Kanoongee for such Villages, are simple ; they consist only of the name of each Malgoozar, and his Juma with specification of the sum paid, and the balance still due. It seems to me of great importance, that the regular transmission of these papers should be insisted on, and that a sufficient degree of attention should be paid to them by the Collector, to secure their careful

preparation The minutest sub-division of the land in each Village, has now been recorded in the Settlement papers, with a statement of the manager of it and the sum payable as the portion of

*With reference to this subject, the attention of the Government Juma due from it, also with the name of the Board is recd and extent of right of every one of the persons of*  
*questioned to a letter from Mr Collector Conolly which it is the common property I understand it is*  
*ly, No 94, dated 17th June 1839, a copy of in contemplation to form a scheme to keep up a regis-*  
*which is furnished try of future mutations of the rights now recorded, with this Report*

but any scheme must from the immutability and number of the rights, be only partially successful If, however, the Putwaree's statement of the "Kewuts" as they are called, and of the Juma due from them is correctly formed and regularly filed, I think that on a dispute hereafter, arising a Judge could never be at a loss to ascertain speedily the correct state of the case, by inspecting the settlement record first, and then tracing through the Putwaree's records the several changes on the shares and names of shareis, which have since taken place

53rd The total allowance of the Chokydars, will be observed to be a large sum There is no servant as a Dowrah or Gorat in this District, but only the Chokydars They hitherto have been remunerated by small collections of grain from each cultivator Where Villages are small, it would not be possible to secure an efficient night watch for each, but after consulting with Mr Conolly I understood the chief object to be, that in every part of every Pergunah, there should be men connected with the police, who did not fear the Zamindar's displeasure, so much as the forfeiture of their office , and who therefore, dare report and assist in the discovery of crime

The plan on which the allowance has been made is, that a Village of 50 Houses should yield 24 Rupees per annum for a Chokydar, those under 75 Houses, should yield 30, and between 75 and 100, 36 Rupees Where the number of Houses was such as to require two Chokydars, they were provided for, unless it was a town of sufficient size to remunerate the Chokydars by House collections These, the head towns of each Pergunah for instance, I considered I had no concern with.

To make up the sum, the previous receipts were estimated, and with the first Pergunahs, so much land was given free of assessment as that the Juma assessable on it, and the proprietary profits derivable, should with the former item make up the required sum. This allotment of land is the reason of there being a certain quantity under the heading of service land in the statements submitted. But I soon found that the Zamindars would rather give, and the Chokydars receive money than land I therefore in the Pergunahs up to that time settled, took an agreement from the Malgoozars to keep the land and make up the annual receipts of the

kydars to the prescribed sum , and subsequently I merely took the document to make up the sum without allotting land, although I took increased allowances of the Chokydars into account, while calculating Juma of the Village The sum now allotted, will be secured to the kydars by the Magistrate, and he will be able now to make a change in every place entertain useful men I should be glad to learn that gram portion of the Chokydars revised payments, was retained by Zemindars, and, that the whole sum mentioned in the agreements as annual receipt of the Chokydars, was collected by the Magistrate, and the Chokydars were monthly paid a stated salary

4th The whole of the Estates that were under the operation of a settlement made by Regulation VII of 1822, have come under review now, as well as the rest of the District, and the records have been similarly formed for them, although no enhancement of course, has been demanded after the expiration of the current lease Such Villages are distinguished in the general settlements by a VII prefix'd to the name of the nazah, the Village Statements No II, have also been formed for them, are submitted with those of the rest of the District

(Signed) EDWARD THORNTON,

1st February, 1839.

*Settlement Officer*



*ABSTRACT Pergunahwar Statement of proposed Juma in Zilluh Scharanpoor.*

REPORT  
ON THE  
SETTLEMENT OF THE DISTRICT  
OF  
MOOZUFFURNUGGUR.

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C O N T E N T S .

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1. List of settlement statements submitted with the report.  
The maps are intended to show the circles into which the district has been divided.  
Reasons why the report is confined almost entirely to an explanation of the method on which the assessment has been made.  
The division of the district into circles, each of which differs from the rest to an important degree in quality of soil—how effected.  
That this division could not have been so well effected at any other time as during the measurement.  
That although the number of circles is large, it is not necessarily so.  
What land has been put down as irrigated.  
That in measuring for the purpose of assessment, it is most important to distinguish the highly manured land from the rest of the cultivation. That such distinction has been made, the word “meesan” being used for soil which is in this condition.  
The question considered whether meesan land should be assessed at a higher rate on account of its acquired excellence, and the rule stated which has been acted upon in this settlement.

- 10 Further particulars regarding the application of the rule mentioned in the last paragraph.
- 11 That the principle adopted has given fully ample relief to the highly cultivated mouzahs
- 12 Method adopted for obtaining average rent rates
- 13 1st The ascertainment by computation from the khusrehs separately for each cycle, of the number of acres of each kind of crop in each denomination of soil
- 14 Average proportion of the whole produce given as rent, and average zulfee rates—how ascertained
- 15 The khusrehs and settlement papers comprised all the requisite information for obtaining rent rates, excepting average produce tables
- 16 The subsequent account of the way these tables were formed applies to the settlement of 1840-41, that is to two-thirds of the district The difficulty how met in the operations of 1838-39
- 17 The kunkoot of the rubbee crop of 1840—the results
18. Produce tables how extracted from kunkoot papers of malgoozars —the results
- 19 Average prices how obtained
20. Use to which the kunkoot, which forms the subject of paragraph 17, was put
- 21 Revenue rates how formed A list of them given.
- 22 The juma for the mouzah having been calculated by means of the revenue rates, a few general rules were to be observed
23. First, regarding fallow and recently abandoned land
24. Secondly, as to extent of meesan land.
- 25 Thirdly, as to the culturable waste
26. Some few mouzahs are known, and have been clearly shown to be remarkably productive—how treated
27. Those in which rent is for some special cause at present very low By what rule their juma has been calculated.
28. The khadir of the Ganges
- 29 With four exceptions the revenue rates for each denomination of soil, as given in No 5 of the appendix, need never be exceeded.
- 30 Land round new masonry wells assessed as unirrigated.

Fiscal result of the new settlement  
The produce tables used They appear moderate  
Portion of whole produce given in rent, also in revenue  
The rights of cultivators  
Legal impediments to a proprietor exercising his right to oust  
tenants at will  
Re-arrangement of Putwarries—why necessary—how made

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REPORT  
ON THE  
SETTLEMENT OF THE DISTRICT  
OF  
MOOZUFFURNUGGUR,  
COMPLETED BY  
EDWARD THORNTON, Esq. C. S.

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*14th August 1841.*

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1st.—The prescribed tabular statements are submitted together with this report, according to a list given below. It will be observed that they are drawn up in two sets ; the one comprises the pergunahs of the Bidowlee tehsildaree, with pergunah Noornuggur, of the Poor Chupar tehsildaree. This portion being one-third of the district was measured in the cold season of 1838-39, and the settlement was made soon afterwards. It had been my intention to report this part of the work by itself ; and as it was not till the completion of the statements, that I received instructions to wait till I could make a final report on the whole district, I have not thought it necessary to draw these papers out anew.

SETTLEMENTS OF 1838-39.

- 2 Annual juma statements, No. III.
- 2 General statements, No. IV.
- 2 Police statements.
- 2 Lists of mafee cases regarding land, not exceeding ten beegahs.
- 5 Volumes village statements.

SETTLEMENTS OF 1840-41.

- 1 Annual juma statement, No. III.
- 1 General statement, No. IV.

- 1 Police statement
- 1 List of mafice cases regarding land, not exceeding ten beegahs
- 6 Volumes village forms

**PAPERS RELATING TO THE WHOLE DISTRICT**

- 1 Summary of the several annual juma statements, No III
- 1 Summary of the general statements, No IV
- 1 List exhibiting the tenures
- 1 Map of the whole district, in four parts

Also ten settlement misls

*2nd*.—It will be noticed that four maps are submitted, in addition to the usual tabular forms. These have been compiled from the professional survey plans by Mr Wilson, who, till his removal lately to Budaon, has aided me throughout the whole of this settlement as an Uncovenanted Deputy Collector. These maps together comprise the whole district, which is divided into four parts by the intervention of pergunahs, some belonging to Seharunpore, and others to Meerut. The relative bearing of the two large maps is easily ascertainable, by reference to the relative situations of the two towns, Shamlee and Moozuffurnuggur, in any geographical map of these provinces, and by observation of the position each of these towns occupies in whichever of these two maps it is contained. The other two isolated portions of the district are small, one consisting of a few mouzahs round qusbah Shorun would be crossed by a line drawn from Katowlee to Shamlee; the other is pergunah Azumpore Basta, a small tract of khadir land on the bank of the Ganges, situated a little below the south-eastern corner of that one of the larger maps which has the Ganges for its eastern boundary.

The object, however, for which these maps have been prepared and are now submitted, is to exhibit certain particulars connected with the assessment. A re-arrangement of the frontiers of this and the adjoining districts, is on the point of taking place, but need not be further noticed here. It will be seen that each of the two larger maps is divided into several small tracts, one uniform colour having been laid over each tract to distinguish it from the rest. Each of these tracts has been considered to possess some peculiarity of soil, which might render more expedient the formation for it of separate rent and revenue rates, than the incorporation of it with the adjoining country. The object of these maps, therefore, is to show the number, position and extent of each of these circles of mouzahs, and the name and relative situation of each mouzah in the circle. The maps were prepared, primarily, as an assistance to myself in the work

of assessment ; but will be of use, and indeed are almost essential, for forming a judgment regarding the principles on which the assessment has been made, or the way in which those principles have been carried out in practice. Fuller particulars regarding the grounds on which this division into circles has been made, will be given in that part of the report which relates more particularly to the assessment.

3rd — It is, indeed, to this subject, namely an explanation of the system on which I have made the assessment, that I shall almost entirely confine myself. The rules by which all questions of private rights are to be disposed of, the arrangements which are to be made and observed, and the records which are to be drawn up, have been ere this so minutely defined by superior authority, that it is merely necessary to refer to the fact, and say that these instructions have been understood and strictly attended to, also the village forms and the several general statements exhibit what has been done, more concisely and more accurately, than the usual information can be given in a report. The instructions, as to what are the proper steps to be taken for collecting knowledge requisite for the assessment, and the right principles to be acted on in making it, have been carefully defined by the Board of Revenue as far as the nature of the subject admits, but this limit is of necessity at a point which still leaves great space in which a person must in practice search out for himself a new plan of collecting the data for assessment, and must also exercise an extensive discretionary power in making that assessment, after the information has been obtained. This has been, as it appears to me, more than ordinarily the case in the present instance, and therefore a somewhat detailed exposition of what has been done in the matter seems called for : afterwards a few observations will be offered on the rights of cultivators, a subject which has received my particular attention, and on which the agricultural prosperity of the country must much depend. I have also made a totally new arrangement of the puthwaries, which has involved the removal of many individuals from their office. The grounds on which I have done this must be given ; but after these three subjects have been considered, there appears none other with which I should be justified in occupying the attention of my superiors.

4th — My first aim in the assessment was to carry out, in its full spirit, the system promulgated by the Board of Revenue, and now incorporated in their circular pamphlet on settlements, where it forms the IV section. The basis of this system lies, in bringing together mouzahs whose soil is similar in quality. I possessed peculiar advantages for effecting this, inasmuch as I made the measurement myself, and therefore had a large establishment to devote to the particular object. Shortly before I had joined the district as Settlement officer, Mr. Dick had arrived in that

capacity, but left the appointment before he could commence work : while here, however, he did exceedingly good service by detecting, and bringing prominently forward, a mass of inaccuracies in the khusrehs, many clearly arising from fraud on the part of the khusreh ameens. A new measurement, therefore, was ordered to be made ; but owing to Mr Dick's departure, nothing further was done till I myself commenced the measurement, as aforesaid, in the season of 1838-39. An exceedingly effective establishment for controlling ameens was allowed me, and with the professional survey, to assist in detecting errors in the total area of the mouzahs, every possible advantage was at hand that could contribute to success. Being myself, also, well aware that a close superintendence of ameens is necessary, considerable method was observed in enforcing it, so that each ameen, and also the lower grade of the establishment that had to examine the ameen's work, felt themselves under constant observation. The result is that I can speak with confidence of the correctness of the khusrehs and field maps, in respect of each of the several branches of information they profess to give.

From the commencement of the measurement, the whole of this large establishment, including the ameens, were instructed to bear in mind the classification which was to be the first step towards the assessment. I have always found the matter a difficult one, and probably it is more so here and in Seharunpoore than in some other districts, for payment of rent being chiefly in kind, and being a certain proportion of the crop, the proprietor gets a much larger rent for good than bad soil, without having to notice the fact, or the reason, whereas in places where money rates on land are customary, excellence of soil, and the justice of his receiving a high rent, is, no doubt, in some measure, forced on the attention of the proprietor, as his interest would otherwise suffer. Though, however, general inquiries on this subject have not proved successful, accident has, in several instances, brought to light that peculiarities of the kind alluded to are sometimes recognized, in which case the tract is generally called by some name descriptive of its remarkable quality. The name would be used, perhaps, in casual conversation with the ameen by a cultivator ; and the clue once thus got, it would be found that the name and the boundaries of the tract to which it is applied, were familiar to all the residents in that part of the district. Often the entire absence, or the scarcity of some valuable staple, such as sugar cane, or cotton or the unusually large quantity of some other sort of produce, not usually very profitable, would be the first indication observed of there being a distinguishing peculiarity. But whatever first directed attention, the result always has been that a similarity as to level has, on inspection, been found to pervade every mouzah in the tract. Indeed, it was only necessary to turn the observation of the large number of persons, some of whom had to make, and others to

test the measurements, to this particular point. The streams, as I had occasion to notice regarding the soil of Seharpore, exercise the greatest influence on the productiveness of the soil. This being further from the mountains than that district, these streams have united so, that the west Kalo Nuddee, the Hindun, and a smaller one—the Kusunee, are the whole that exist in this district. But the two first have worked themselves very deep channels, so that the country slopes for several miles on either side. The best land generally lies on the highest part of the intervening tract, the cause apparently being, that the moisture can remain in the slight depressions on the surface of this table land, whereas the slopes are instantly and completely drained, however heavy the rains. To give an instance of what I mean, the mouzahs I have put together as the Churthawul circle are thus situated on the top land. the Bhudaien circle, on its north-east, is affected by two small drains, which go into the Kalo Nuddee, and which have caused a slope towards their beds of all the lands of this latter circle. To the west of Churthawul is the Jukwala set (each set being named after a principal village in it), which slopes on either side towards the Hindun. In the first of these circles the soil is plainly among the best in the district; the second is not of average goodness; and the third not good in its sloping part—has a considerable quantity of excellent alluvial land on the bank of the Hindun.

Another remarkable feature in the district is a ridge of sand hills, which runs in a southerly direction, and is some miles east of the station of Moozuffurnuggur. The soil of this high sandy ridge is called ghoor, and it will be observed that one of the circles of mouzahs is situated on it. This ridge—or belt as it should rather be called, for there is no one continuous crest, but one ridge of hillocks—before it subsides, often runs for some distance parallel to another which has only just made its appearance, is not only peculiar in itself, but is the line of separation between tracts which differ much from each other. Perhaps these owe their difference originally to the existence of the sand hills. However this may be, the Puchenda circle, immediately underneath the sand hills to the westward, is a basin that receives and retains—for the exit to the south is not strongly marked—the rain which falls on the western slope of the sand ridge as well as on its own surface. The villages on it are thriving, and the fields have all the appearance of great productiveness.

On the eastern side of the sandy ridges the slope is more gradual, so that the Jowlee set of mouzahs partake of their sandy dry character. To the east again of those the Tissah set has rather less dryness of soil, and is therefore considered better than the sets on its immediate west and east, for the latter is also high and sandy, reaching eastward to the high brink of the Ganges khadir. Of the space between the sand ridges and the Ganges khadir, it may be said generally that it is a poor country;

Kucha wells cannot be made in it, and frequently not even masonry ones. Of the latter the cost often exceeds 2,000 Rupees for a well, of which the circumference will admit of two pairs of bullocks working at once, and owing to the great depth of the water, it is raised for irrigation at a great cost. The scarcity of wells leads to there being very few villages, the cultivators being obliged to locate themselves at such a distance from their fields, as necessarily has an injurious effect upon the state of agriculture.

It was upon information of this kind that I have been stating, obtained from the persons making and superintending the measurement, that this classification of the mouzahs into numerous circles has been made. The measurement of the country was commenced from one point, and was carried on so that there should be a continuous advance, the mouzahs possessing apparently a similarity of soil, were considered as belonging to one circle. When some novel peculiarity began to arise, the first circle was from that point considered closed, and the second was commenced.

5th—It does not appear that the same accuracy could be obtained, if the circles were not defined till after the season's work of measurement has been completed, because those local peculiarities will not be afterwards recollect, and they are much more likely to be noticed, if inquired for at the only time when the person called on can obtain the information most easily. Also each set of mouzahs does not consist of one uniform quality of soil throughout, but has in it several varieties, of which the ordinary denominations are meesan, rouslec, dakur, boorh. If one set has first been closed, and the first mouzah which is to come in the new set is under measurement, an amcen may observe that the soil of any one of these denominations is better, or less good, than that of the same name which he has lately been measuring in the previously completed set, but he still has no hesitation in writing the field down as rouslee, or whatever the proper name may happen to be, because he knows that his rouslee is not to be classed with that of the other set, but will have its own rate of assessment, suited to its own quality.

But if he has no certain knowledge that the mouzah is not to be classed with those just before measured, he is inclined to enter this rouslee field as boorh or meesan, as the case may be; because he thinks it more equal in quality to the one or the other that he has lately been conversant with, than to the rouslee supposing the mouzah to be classed properly in the subsequent arrangement of circles, its land of one sort will thus inadvertently be assessed at the rate of that of some other denomination.

6th—It will attract observation that these circles are much more numerous than would have been anticipated, and also it will be seen that the average rent rates and deduced revenue rates of several contiguous sets are not very dissimilar, as in the case of those of Moozuffurnuggur and Jukwala. To this it should be replied, that on the principle, subse-

quently to be stated, by which the rates of assessment were formed, it was better to make two than one circle of mouzahs, if there was a doubt of there being a distinguishing peculiarity, provided only that each of the two sets thus formed, possessed in itself enough of mouzahs of each several stage of agricultural condition, to allow of the rates being really average ones. The sets which have been formed on the grounds of a mere doubt, are only one or two, and in each of these the result has justified the course adopted. The sets whose rates have come out similar, had sufficient distinctive peculiarities to prevent their being, in the first instance, joined in one, and no more strong grounds have existed in other cases where the rates are very dissimilar, and where their applicability in practice has proved their correctness. It will be observed, for instance, that the revenue rate on irrigated rouslee in Chupar, Pooi, Tissa and Nuganjee—among which the three last circles, speaking of their whole area generally, are certainly of inferior quality—vary from Rs 1-12 to Rs 2-1 per cultivated acre, while in the better parts of the district, the rate on this soil seldom reaches Rs 1-7. Upon commencing the assessment of Chupar, after having gone nearly through the assessment of the whole district, I ventured on the experience I had obtained to lower arbitrarily the rate of this soil; but the result was that the juma obtained by use of this modified rate was so much lower than from the other information collected appeared proper, that further investigation of the quality of the rouslee land was necessary, and it fully bore out the fact that a high rate was applicable.

Upon the whole the difference between the rates of the several circles is very considerable, and even in the few cases where it is only small, the rates of the circle are more applicable to it than those of any other. The long investigations made, might however, possibly, have led to a different result, and might have shown that the several denominations of soil throughout the district, could each be uniformly assessed with one rate, yet still there existed no sufficient information on which they assume such an important fact, and therefore some such process as that which has been gone through, would have been necessary to establish it.

A tabular statement is prefixed to the village forms of each circle, exhibiting, among other information, the amount and the average rate on cultivation of the past juma of each mouzah, and the total past juma of the whole circle, together with the average rate of it. From these statements will be seen that the past assessment of several of the circles has been very light, especially of those in which there certainly exists a general inferiority of soil. In the Jowlee circle, for instance, the past rate, per cultivated acre, is 9 annas  $6\frac{1}{2}$  pie, and for some mouzahs it is less than 4 annas. Great doubt would have been felt of the propriety of insisting on

the jumas which have now been ascertained to be proper, if the rates had not been obtained from data belonging exclusively to the particular circle. On the whole the rates have been very successful, the assessment has been entirely made on them, and the people have evinced their own confidence in the correctness of them, so that the very great trouble and very considerable expense that have been bestowed on them have been amply repaid. I attribute this success, first of all, to the care which has been taken that there should be no mouzah in a circle which did not partake of the peculiarities of the rest.

*7th*.—There are two other particulars in the measurement which require notice. First, that it is not that land alone, which is actually irrigated in the year of the measurement, which ought to be put down as such. The rubbee crop of the past year is succeeded by khureef in the present, and it is not customary to water the khureef, so of that land round a well which is all of that watered in the course of two years only half is irrigated on either one year. Both have been treated by me as irrigated land, though in the khusrehs and early papers a distinction is preserved by using the name of "chahee" for the one, and "moheetah chah" for the other. It will be more fully shewn further on, that in estimating the average rent rate, the produce of the latter is calculated as if the land were unirrigated, and is then added to the produce of the former, after which the average of the two is taken as the uniform rate of the whole, and in subsequent papers the distinction is dropped. Also the actual amount of land irrigated by a kucha well is not exclusively considered, but the object proposed is to ascertain the extent of land which possesses this valuable peculiarity of a substratum, which admits of such wells being readily and cheaply made.

*8th*.—The next consideration, after the arrangement into circles, or perhaps not even excepting it, is the most important one connected with the measurement of a district for the purpose of equalizing the burden of a land tax. It consists in the noticing and putting down, in a separate heading, that land which, from diligent tillage and much manuring, has acquired much greater productiveness than the natural soil had possessed. In various parts of the country, this highly improved land has different appellations. In these settlements we have applied to it the name of meesan. The land is used for cane, cotton, tobacco and garden products; and though wheat is also grown in it, this is only done for the benefit of the land in rotation with the most valuable articles above mentioned.

In the khusrehs of the Seharunpore district made by the revenue survey, the attempt had been made of discriminating whether, in its intrinsic peculiarities, this was dakur or rouslee; and it was entered as one or the other, and was in no way distinguished, in any of the measurement

papers, from the rest of the soil with which it was thus classed I had occasion, in my report on the Sehalunpoie measurements, to state the inconvenience I had been thus put to, for having determined, on the comparatively very imperfect data I there possessed, that a kind of soil, rouslee perhaps, could be fairly rated at Rs. 1-8-0 per acre, and having in practice been able to assess most of the mouzahs accordingly, much perplexity would arise from finding some one or two mouzahs all rouslee, but that had been paying a juma which fell at a rate of from two to three rupees per cultivated acre, the people comfortable, and an opinion prevalent among persons of local experience that the Government demand should be raised. In such cases doubts arise whether the variation of productiveness of land, although even the land be called by one and the same name, is not so unaccountably great that a system of equal rates on soils of one name becomes an impracticable theory, but if the measurement papers admit the heading of meesan, we find that whereas this soil is on an average not 20 per cent. of the cultivation, it is in the proportion of 80 per cent. in the mouzahs which are under notice. And as meesan is properly assessed with a rate often exceeding 3 rupees per acre, there are no irreconcilable facts between ordinary experience on the one side—and the fiscal state of the mouzah, together with the generally prevalent opinion as to its capability of paying a larger juma, on the other. We see that it is in an extraordinarily advanced state of cultivation; and the question is not one of fact, but of principle—and is, whether we shall treat all this land as rouslee, or part, or all of it as meesan.

9th.—It seems to be attributable to some opinion as to the first of these alternatives being proper, that all specification of this land has so frequently been omitted. But for the reason above given, the land should be classed separately in the measurement, even if the intention were that it should be assessed as rouslee. The opinion seems to have arisen from correct premises, viz. that the land revenue should be of an amount that can be paid with ease, from the rent yielded by land in an average state of cultivation; but then wheat cultivation has been taken as what would yield this average amount of rent. The fact, however, of what is the present average state of cultivation is easily ascertained in a district like this, where payments are regulated by the crop, not by the extent and quality of soil. A cultivator, who has received a hundred beegahs from the proprietor, is expected to have grown 5 of sugar cane, and from 2 to 5 of cotton; he is also expected to have grown about 30 of wheat; and of other good crops there will be a little Indian corn [mukka], some joar, and about 5 of churree, which is joar sown close so as not to run to seed, but to be useful for fodder. There will also be 5 beegahs of the coming year's sugar cane, called pounds, and about 50 beegahs cultivated with oorud, mot, bajra, gram, and other things, which will yield a less

profitable return than the 50 first mentioned. These proportions are best exhibited by a table (No. 1) given in the Appendix to this report.

I have spoken of the fairly good soil of the district, and in those circles, whose area is largely composed of boorh soil; the sugar cane, pounds and cotton together will amount to rather less than in the other case. Now, the man who has grown the customary quantity of sugar cane and cotton is no more considered to have exerted unusual industry than is he considered to have abused his situation by sowing corud and glam and the rest of the poor crops, much of which will be succeeded the following year by wheat. If he cultivates less of the two first and of wheat than is the customary proportion, he would, in universal opinion, be acting dishonestly.

The sugar cane and cotton are grown in meesan land, and are alternated with churiee, wheat, joar. To keep up for a succession of years that amount of the two first, which is averaged over the whole district about 16½ per cent of the area, must be meesan, for this is found to be the existing average. It appears, therefore, that in the present state of agricultural science, and with the present habits of the people in using cow-dung for fuel, the available manure only suffices for this portion of the land under crop.

There is no more extraordinary demand of labour or fore-thought required for the husbanding and applying this manure, than for any other of the operations of agriculture.

Labour must be given to produce any thing, and land cannot be cultivated at all without industry; but this tax will, as applied to the matter under consideration, be only then improper and excessive when the meesan land is above an average amount. The man is only thought to have done fairly and justly for his land, when he has brought an average portion of it into that condition, which will alone serve for the cultivation of the average quantity of sugar cane and cotton. If he brings more than the average quantity land into that state, and grows more than the average amount of these sorts of produce, then the high rate which is due for meesan land should be applied to the average quantity of it alone, and the rest should be rated as rouslee.

This principle has been acted upon in the assessment of the meesan land, and its details may as well be given in this part of the report, while the proper mode of treating this kind of land is under consideration; though in some respects those would more properly appear where—after the revenue rates have been arrived at, and have been applied to the existing amount of each kind of soil in the village—the rules are given upon which the sum thus obtained, i.e. the revenue rate juma, has either been adopted as the assessment without any modification, or has undergone certain regular additions or deductions.

It was decided that the meesan land, on the ground now fully stated, was to be taken into account, and to be assessed at that high rate which it will be seen to bear—a rate often above three rupees an acre, even if unirrigated, while rouslee unirrigated, is ordinarily rated at about 1-8-0, only that the average quantity of the meesan, compared with the cultivated area, was alone to be thus assessed, the remainder being rated as rouslee.

10th—But the question arises, what is the proper average to take? The state of agriculture in the mouzahs of the district is very unequal, and the Government revenue has been so also. The effects are still visible, of the former Government having asserted a proprietary right in the soil, and having exacted a full rent from the humbler classes; while it showed peculiar consideration for many of the higher ranks, and lowered the demand on them to really a very small sum. Many also of the higher classes have had no capital to assist the agricultural communities under them, where such have remained, and have not resisted the temptation to exact the highest rent they can get; and though they have now been limited in their future demands on the community, yet from this state of things having long been in practice, the agriculture in many places is in a depressed state. On the other hand, very many mouzahs are in a very greatly advanced condition. To show what degree of advance is considered very great, I would instance one or two mouzahs of the Churthawul circle: Kunnuoree, of which the cultivated area is composed of meesan to the amount of 75 per cent and irrigated land 84 per cent. Again Jaguhoree, where meesan is 82, and irrigated land 88 per cent; of course between these and the least well cultivated class there are mouzahs in every stage.

At this settlement it is confessedly impossible, for the reasons above given—the exceedingly great degree of difference in the existing state of agriculture, to raise all mouzahs to an equality of assessment. But a general standard, which is to be the ultimate limit to assessment, should be borne in mind; and wherever the past juma of a mouzah exceeds that standard, it should be brought down to it at once. The jumas of other mouzahs, which are below the mark, can only be brought up to it as near as the existing state of cultivation will allow.

With respect to the settlement under report, the inequality which has now remained, lies only in the fact that some mouzahs have more meesan land than others. On the other lands, each mouzah throughout the district, by whomsoever cultivated or possessed, has as—the general rule—been made to pay the revenue rate due for the land. The only circles whose rates are as yet not so high as they should be, are these in the khadir of the Ganges, rent being in them affected by the assistance of a superabundance of culturable waste. The principle on which, in particular

cases, a deduction from the rates of any soil, besides meesan, has been made, will be noted in its due place. With this exception, then, that meesan land is more in some than other mouzahs, an actual equality of assessment has been obtained in all the circles, omitting the Ganges khadir, and also a few mouzahs to be noticed afterwards. The exception regarding meesan, however, is a very large one, the rate for it exceeding, by about Rs 1-8-0, the rates on other soils, and some mouzahs having 80 per cent of their cultivated area meesan, while some few others have none at all, and while the existing average of the district, putting aside the khadir and also the weiran mouzahs, is barely 20 per cent.

In cases where an assessment had to be raised, and where the meesan exceeded the existing average, and where, by rating as rouslee that meesan which is above the existing average, a large advance, beyond the former juma, is still demandable according to the deduced revenue rates, it was thought sufficient and best to limit the demand for the present term of settlement to the sum thus obtained by the deduced revenue rates; and whereas, in some circles, special disadvantages were to be contended with, as I have noticed in the case of those of Ghoor and Jowlee, and where therefore the existing average amount of meesan lands is very small—20 per cent has been taken as the limit for the present assessment in the particular mouzah. There seems, however, no room for the slightest doubt, judging even from past experience alone, that this average of 20 per cent is too small for an ultimate limit to that land which is fairly dealt with. For of the meesan land alone can it be said, that it receives that treatment which is best for it. As to all other soils, the case is not that the land cannot be improved, but that there lacks the power at present to improve it. I imagine that in a more advanced country, in most parts of England, in the county of Kent, for instance, the land is nearly all meesan. But not to look to other countries, it is sufficient to recollect that the existing average is affected by there being at present many mouzahs, whose agricultural prosperity has been injured from such causes as that noticed a little above—the over exaction of a party, whose power to inflict this injury has now ceased; that many mouzahs also have very few resident cultivators, so that there is little manure, and consequently little meesan. At the same time it is hardly possible to say, with accuracy, what should be this ultimate fair average. No exact amount, therefore, has been fixed; but where the revenue rate juma shows that the past assessment should be lowered, the meesan is assessed at its existing amount, unless that amount is so large that its becoming an average one, if such ever be the case, must be a distant event. In most of the cases thus alluded to, this land is under 30 per cent. of the cultivation. In comparatively few does it exceed forty, and fifty is the limit. I have left it without making some deduction from the portion of juma due for it.

11th.—The relief now given to mouzahs of this kind, amounts often to a deduction of 35 per cent from their past juma, by the process which has been adopted of fixing their demand, by application of a fair revenue rate to the actual amount of each kind of soil now under cultivation in them. For their past juma was the full rent, the demand that a zamindar, if the tenure had been different and the people had not been proprietors, would have been contented to receive.

When, therefore, the proportion borne by the meesan land in them to their cultivated area, is not more than may very possibly become the existing average during the term of this settlement, it would, I conceive, have been an erroneous principle of action to assess in no mouzah above 20 per cent of its cultivation as meesan, when it possesses a large and populous village, and long ago has gone through that early stage which has not yet been passed by that large portion of the mouzahs which depresses the average to 20 per cent. In the cases of Kiunouree and Jagheroo 50 per cent of their land has alone been treated as meesan.

12th.—The division into circles having been made, and the soil in each circle having been separated into as many classes as there were found to be distinctions in quality, the next step in the Board of Revenue's system which was being carried out, was to ascertain fair average rent rates for each of these several denominations of soil, in each of the circles into which the district has been classified.

The difficulty here lay partly in the tenure of the district being to a great degree blyacharah where no one pays rent, but each owner cultivates his own field; but chiefly in the fact, that where the tenure is different, and there are non-proprietary cultivators, their rents are paid on the crop, without reference to the quality of soil, and with the exception of a very few crops called zubtee, and for which the payment is by a money rate; this rent is paid in kind, being a fixed proportion of whatever the produce may be.

The difficulties, which at the very outset opposed themselves to the attainment of the desired object, were not, on further inquiry, found removable by any summary method. After much deliberation the plan adopted, as the only one, and which seems to be objectionable on no other ground but that of the labour involved, was to form for each circle a rental for the whole cultivated area of each denomination of soil, by applying average money rates to the whole extent of each kind of crop found in that denomination, and then to divide this rental by the sum of the cultivated area of that particular denomination of soil. The result obtained has been taken as the average rent rate for that denomination of soil in that particular circle.

It might be thought that the following objection may be made to this course—that persons with little capital and industry, would have on their lands a less proportion of the best staples, than would the more industrious and wealthy ; and that, therefore, if in one circle there were a great preponderance of the latter class, the rental would be larger, and the rate heavier ; and that the reverse would happen, if the preponderance were on the other side. Such, however, would only be the result, if the rentals of each denomination of soil were all thrown together, and the sum of them being divided by the whole cultivated area of the circle, the result were taken as an average rate, but in the plan pursued, however, this effect is not produced for the following reason—the former class spoken of would have 10 per cent of their area measan, while the other might have 60 per cent. of their land in that state. In their small quantity of measan, however, the former would grow the same sorts of produce that the latter do in their larger quantity ; and the good agriculturist will grow the same articles in the little land he leaves ouslee, as the bad one will whose area consists almost entirely of this denomination of soil. This will be observed from examination and comparison with each other of several of those tables, which will be more fully mentioned in the next paragraph. It will be seen that whatever variation there may be in the proportion borne by the several denominations to each other in different circles , yet the proportions in which the several crops compose the whole cultivated area of any one denomination, are preserved nearly the same throughout all the circles.

The average rent rates on a denomination of soil are not, therefore, affected by a preponderance of a good or a bad class of cultivators in a circle ; because the effect is produced, not on the sort of cultivation in any denomination, but is on the amount of measan land, and the proportions borne by it to the unimproved part of the cultivated area. The cases are comparatively very rare, in which the cultivator does not sow in the land the best crop that in its existing state it will admit of ; but his failure lies in his not bringing the land into a better state. The bunya will rather advance him wheat seed to sow in a field good enough to produce that article, than he would supply him with barley and gram to sow there, because he thus has a better chance of recovering his loan with its interest at the harvest.

13th.—To form the proposed rental of each denomination of soil, it was first necessary to add up the whole of each several kind of produce in that denomination. The tables which have thus been formed, have, for convenience of comparison, and with the view of their being more intelligible, been drawn out in parts of a hundred ; the first column showing the proportions per cent. in which each denomination of soil

composes the whole cultivated area, and the line, which runs parallel with the name of any one denomination of soil, exhibiting the proportions per cent in which the several agricultural products compose the cultivated area of that particular denomination. Thus, in the Khatouloo circle, the first column shows that the meesan actually found watered at the time of measurement, exclusive of the Mohcotah above mentioned, is 18½ per cent of the cultivated area. By pursuing the line in which this 18½ per cent. is entered, it is learned that this land is cultivated with sugar cane of the present year to the extent of 30½ of its 100 parts, wheat 12, &c.

Such a table has, of necessity, been formed for each circle, and each will be found in the remarks prefixed to the village statements of the circle. The information which they give for the circle is given for the district, by the first paper in the Appendix to this report. They are highly interesting, as exhibiting the uniform principle on which, over the whole district, any one denomination of soil is treated, whatever the class of cultivator may be; and still more so, because they show that whatever will extend meesan land, will enable the cultivator to drop entirely those poor grains which are inferior as food, and which are little profitable, and to substitute those valuable articles which make up the meesan cultivation. A better system of manuring can alone do this. It seems comparatively of little good to give him a better sort of sugar cane, or better grains, where the existing quality of the soil fixes for him, with so strict a rule, the articles it will alone bear with any profit.

*14th.*—The number of acres of each kind of produce which together make up the cultivated acre of each denomination of soil, having been ascertained, a rent rate for each kind of produce was next required to multiply into that number of acres.

This separate rent rate for each sort of produce has not been obtained without much labour. For a few articles, those called zubtee, it was ready at hand; as the measurement of a mouzah proceeded, a list of each cultivator was formed, and the putwarree gave a list of the money rate per beegha which each individual cultivator paid for sugar cane, cotton, churroe and mukka. The Zemindars and the cultivators were well aware what rates were put down, and the tendency to understate was soon repressed, so that a true list was gained, besides the actual rate, certain mutually acknowledged additions for Zemindarce dues or expenses were added, and thus the desired object was obtained for these few but important articles. From the putwarees too, in the same way, a list of the proportion of crop given by each cultivator as rent was also obtained, and its correctness similarly secured; and I may observe, that I have been able to remove any possible room for doubt as to the accuracy of these papers, owing to many opportunities that have subsequently

occurred of testing them by summary suits for rent. To this proportion was added, as to the zubtee rate, the mutually acknowledged additions under the same names, and the soils of each cultivator's field having been learnt from the khusich, the amount of each was put down on a sheet of paper, with the proportion of produce he paid as rent entered opposite it. Each man paid a uniform proportion, generally speaking, excepting for crops grown in boorh land. Of them he had to pay a less share than for the rest. When the whole number of cultivators had thus been gone through, the broken entries, under the heading of each denomination, of course summed up to the total amount of that land existing in the mouzah. Opposite to each of these entries was the proportion of the crop, the particular cultivator paid as rent. The average of the proportions paid by all the cultivators was taken, as the average proportion of produce demandable as rent for that denomination of soil in the particular circle. A summary of this information is given in No. 4 of the Appendix.

15th.—There was no avoiding the labour and delay of forming for each circle an estimate of the average amount of whole produce, yielded by each of the articles for which rent is paid in kind, and the further labour of extracting from records (easily procurable) average price of each of these same articles. The price applied to the average amount of whole produce gave the latter in money.

The papers of the measurement, therefore, supplied every information required, except average tables of whole produce for each article cultivated. There were the circles, the denominations of soil in each, the extent in which each of the agricultural products contributed to make up the cultivated area of that denomination, average rent rates for the crops called zubtee, and the proportion given as rent of the rest called here mijkareo. It remained to know what was the whole produce of the latter.

16th.—I have said in the commencement of this report, that the part of the district measured in the season of 1838-39, was settled immediately afterwards, and the papers of this first season's work are drawn up separately from the rest. The village statements of those, as of the whole district, are arranged in the order of the circles; and prefixed to each circle is a sheet of remarks as to the causes which led to its being formed into one, and of details relating to its rent and revenue rates. The village statements of that season's work are in five volumes, and at the commencement of the first volume are some preliminary remarks, a great part of which has been recapitulated in this report. In these remarks will be found the method by which the difficulty now under consideration was overcome, in making the settlements of that season. There, too, any slight deviation from the system of settlement pursued by me subsequently, will be ascertainable. I beg a reference therefore to it; and in the re-

remainder of the report the work performed subsequently to that season, that is the settlement of two-thirds of the district, will be chiefly alluded to.

17th.—Though in 1838-39 the impediment was overcome; yet between that time and the period when the assessment of the remainder of the district was made, the consideration arose that this great difficulty, the necessity for going to average produce tables, might be turned to an advantage, if the power I possessed from officiating at the time as the Collector, in addition to any means my own appointment rendered available, was turned fully to the subject, and that the labour that would be involved in a very extensive ascertainment of the actual amount of the whole produce of the standing crop would be repaid, by affording not only means of assessment, but data such as I had not heard of being collected elsewhere on any large scale, as to the whole produce of a district, and the proportion rent, and the Government revenue bore to that whole produce.

Accordingly the rubhee crop for 1840 being just ripe, three or four mouzahs were selected from each circle, and an estimate was made, field by field, of the whole produce of the standing rubhee crop. The estimate was generally of the whole area under crop at that season, but occasionally was only extended to the larger portion of that area. The connection of each field with the settlement khusrreh was of course preserved. When the estimate of the selected mouzahs of a circle was complete, the whole number of beghas of each article in a particular denomination of soil were added up; and the whole produce of that number of beghas being also thus added up, and being divided by the number of beghas on which it had been grown, the product, being so many maunds and so many seers was taken as the average rate of whole produce of the article in the one denomination of soil in that particular circle.

The results are given in No 3 of the Appendix, and it will be seen that the quantity of land thus examined amounts to 14,574 acres. There is ground for confidence that the actual amount of produce has been correctly ascertained and recorded.

As I hope that this account of the actual produce of so large an area may be looked on as a valuable record, I am anxious to explain that the estimate of the whole standing crop made by the land-owner and consented to by the cultivator, in a district where payment is in kind and is a proportion of the whole produce, is in truth a correct statement of the real amount. An appeal to experiment (by culturing a small portion, threshing and weighing it on the spot) is the allowed privilege of the cultivator, and is constantly made use of. If the owner wishes to be liberal, he still estimates correctly the whole produce, and indulges his generosity by subsequent deductions when the rent is being calculated. Both parties aim at a correctness therefore, and with such constant practice they attain great

nicely in judgment, so that there is no difficulty in finding any number of people who can assist in such a proceeding as that of which I am writing.

The estimate was conducted by Mr Wilson, by the present native Deputy Collector, Kalee Rae, and by all the tehsildars. All of these officers spent the whole of every day, while it was going on, in inspecting one or other of the parties under them. There being some fear lest the tehsildars should consider it a mere formal proceeding, and delegate it to their subordinates, they were sent for by me, and much stress was laid on the importance of the object. While they were at the station the most respectable kunahas (persons accustomed to form the estimate) were collected, and together with the large establishment of the settlement office, and a requisite number of hired ameens, were formed into numerous parties, of which three or four were placed under each of the persons above mentioned.

The estimate was made in the presence of the cultivator and the owner; it was considered for the most part by these parties to supersede the necessity for a private estimate, and where not satisfactory was challenged in the way abovesaid and was submitted to the usual test.

18<sup>th</sup>.—As, however, it was only an estimate of the rubree harvest produce, tables for khureef crops were by some other means to be procured. For this end a general call was made on the owners and putwarrees of zamindaree villages, and on persons who at any time had been farmers of any mouzahs, to produce all the kunkoot papers they might have by them, whether of present or of early years: several cooly loads were speedily collected. These papers came down to the year 1810 A D.

There were not many of them of an earlier date than 1827, and therefore it was proposed to take the average of those fourteen years.

All jumabundees, or sum totals of any kind, were put aside, the kunkoot khusreh, or the khuteonee formed from it, being alone required. One of either of these was sufficient, or, as far as they went, a few pages of either were equally useful.

These khusrehs and khuteonees were first separated according to the circles; then all those of one circle having been arranged in the order of their years, a separate book was made out for each circle; and in that book under each year were put down the name of each mouzah, of which kunkoot papers of that year had been obtained. The book contained headings for each article cultivated in the circle excepting zubtee crops, and was drawn up in the form noted below\* opposite the name of the mouzah, the total area of all the fields in that mouzah, stated in the papers of the particular year to have borne any one sort of produce, was put down in the proper column; and in the adjoining one, the total of the whole produce of these several fields, as given in the same papers. No

average was struck till similar extracts from all the khusrehs or khutconces of that year had been put down, and then the whole land yielding each particular article, and the whole produce of that article were each added up, and the rate extracted the same process having been gone through for each of the fourteen years, the average of each years rate was adopted as the average rate of gross produce of the article in that circle.

* Fus-silleo year,	Name of Mouzah.	Wheat		Gram.		Barley.	
		Beghas	Maunds.	Beghas.	Maunds	Beghas.	Maunds.
1234	.....	0	0	0	0	0	0
	.....	0	0	0	0	0	0
	.....	0	0	0	0	0	0
	.....	0	0	0	0	0	0
Total,	.....	0	0	0	0	0	0
	Average per Begha, ... }	0	0	0	0	0	0
1235.	.....	0	0	0	0	0	0

&c.      &c.      &c.

Owing to the papers being so numerous, and owing also to the mode in which the information was extracted, the only fraud which in practice I found could be attempted, was to give papers of bad seasons, or to draw the pen through those entries in the produce column of the khusreh, which were large owing to productiveness of the particular field, so that if the extracts had been made from the remaining entries of a khusreh thus falsified, the average of the produce of the poor fields would alone have

been obtained. In these cases all the papers given by the particular individual were set aside.

This process was adopted at first for the khureef mijmarree crops, but a small experiment having been made of the rubbee crop, the comparison with our estimate of the standing crop of that season shewed that the latter, in nearly every circle, gave a considerably higher rate of produce, than did the malgoozar's and putwarree's papers. The people urged that the rubbee season of 1840, though not particularly good, had been a favourable one for poor light soils. It was certainly the produce of but one single year any ground for subsequent objections too would be so entirely removed, if the result extracted from their own papers, the average of 14 years, was taken as the great step in the calculation of their assessment. On these accounts the produce tables for the rubbee, as well as for the khureef, have been obtained from the papers given me by the people themselves.

The second paper in the Appendix exhibits the results for the whole district. It will be seen that the averages have been drawn from the produce of 4,13,650 acres. As relates to each circle, the information will be found in the preliminary remarks to each circle.

19th.—The produce tables thus obtained were in kind To convert them into money, the harvest prices of the last 20 years were obtained from each of the thannahs of the district, and the average was struck separately for each thaunah. It was owing to their being some difference in the weight of the seer, that the average price of each thannah has been kept separate from the rest ; and it has been used for those circles which are in the jurisdiction of that thannah As the difference in the seer was not very considerable, I have not thought it necessary to give here the price of each thannah separately, but have entered below the average of the whole. Allowance has been made for the difference between the prices the cultivator and the grain dealer of the bazar receive

NAME OF GRAIN.	Quantity obtained. per Co's Rupee.	
	Maunds.	Seers.
Rice, ...	1	11½
Chahorah, (or fine rice)	1	2
Mash, ..	0	35½
Moong, ...	0	31
Mote, ...	1	0½
Joar, ...	1	4½
Bajra, ...	1	3
Til, ...	0	22½

Mukkee,	...	...	...	...	...	...	...	...	...	1	2
Shamekh,	...	...	...	...	...	...	...	...	...	1	32½
Wheat,	...	...	...	...	...	...	...	...	...	0	36½
Gram,	...	...	...	...	...	...	...	...	...	1	2½
Barley,	...	...	...	...	...	...	...	...	...	1	14½
Mussoor,	...	...	...	...	...	...	...	...	...	0	38½
Sursuf,	...	...	...	...	...	...	...	...	...	0	23
Kunwur,	...	...	...	...	...	...	...	...	...	0	39
Mundoa,	...	...	...	...	...	...	...	...	...	0	36
Kulun,	...	...	...	...	...	...	...	...	...	0	31
Musung,	...	...	...	...	...	...	...	...	...	1	13½

N B.—The seer weighs 90 current rupees of the kind known as the cross milled Funuckabad rupee. The maximum weight of this rupee is declared by Regulation III of 1806 to be 173 grains troy, and the minimum weight is 171 198 grains troy.

20th.—Although the estimate of the rubbee harvest of 1840 has not been taken as the basis of assessment, yet it has answered an important end, in the confidence it gives that the produce tables adopted are moderate.

It has been put to one practical use in the graduation, by means of it, of certain of the produce tables derived from the malgozar's papers, so as to suit the different qualities of the several denominations of soil. It will be observed, of course, that the latter produce tables are not graduated, so that whether the crop were grown in meesan or boorh it would be rated the same. But it is found, and is exhibited in the table No 1 of the Appendix, that only wheat, gram and barley are grown to any considerable extent in every soil, whatever be the denomination. All other articles are almost exclusively confined to some one denomination of soil, so it is only those three of which the produce table need be modified in this way; and in the process the relative amount of the several rates for the crop grown in one or other soil, was determined according to the proportions ascertained by the investigations of 1840; but the same difference from the actual amount of the produce by the Government kunkoot was preserved, that exists between the average rate for the particular crop in it and in the tables obtained from the malgozar's papers. The rates of produce having thus been determined, the whole produce of the crops whose rent is paid in kind, was ascertained by multiplying these rates into the number of cultivated acres of that crop. The money rent rates for the zubtee crops were multiplied by four to give the whole produce, for reasons stated in No. 4 of the Appendix, and the rate obtained was applied to the cultivated area of each zubtee article. The total of the whole produce of nijkaree

and zubtee, give the total amount of whole produce of the particular denomination of soil. To get the whole rental, the sum given by the zubtee money rates, applied to the zubtee cultivation of each kind, of course, gave one portion ; and from the total whole produce of the nijkaree, the proportion of the crop per maund, which, in the way stated in paragraph 14, was found to be an average proportion, was taken as the rental , and added to the other, gave the whole rental of that denomination of soil. The sum divided on the area gave the rent rate per acre for the kind of soil.

21st.—The revenue rates were formed by a deduction of 35 per cent. from the former. It will be seen that in the settlements of 1839-40 the course was a little different. The produce tables there not having been ascertained by the same completely satisfactory method which was afterwards pursued, some other considerations were admitted in adopting a gross juma for the circle, beyond simply the amount of the estimated rental. But after all the result was but little different. In the four first circles of that season's work, the gross juma from which the revenue rates were deduced was at a decrease from the rental of 38, 36, 35, and 37½ per cent. in these several circles respectively , so that in these also, the rule of a uniform deduction of 35 per cent. might equally well have been observed.

A list of the revenue rates thus obtained is submitted in No. 5 of the Appendix.

22nd.—The next step, of course, consisted in the calculation of the juma of each mouzah, by applying to the cultivated amount of each denomination of soil in it the rate formed for that particular kind of soil ; the set of rates used being those of the circle of which the mouzah forms a part.

When the juma of each mouzah had thus been calculated, there were a few general rules to be looked to before the adoption of it, as the new assessment. These refer first to recently abandoned land, secondly to the other culturable waste, and thirdly to the amount of meesan land.

23rd.—In the measurement when a field was found which was not cultivated, but had evidently borne a crop just before, there seemed to me no plan but to put it down as recently abandoned, though thereby land property, so called, and fallow land became mixed up together. By fallow I mean land left uncultivated for a season for the improvement of its productive power.

By reference to the last of the several tables given in the preliminary remarks to the village statements of each circle, it will be seen that in the circles in which the best soil is in large proportion to the boorh ; for

instance in the Shamlee circle, the whole amount of this recently abandoned land does not average more than 2 per cent on the whole cultivation. But where the proportions of good and bad soil are reversed, the quantity is very great. Thus in the poor circle it amounts to  $25\frac{1}{4}$ , and in the Bhowkurnee circle to  $24\frac{1}{2}$ , per cent on the cultivation.

Not only has the total amount of this recently abandoned land in each circle been ascertained, but also the quantity of each of the several denominations of soil in it, and this has also been compared with the cultivated amount of that same soil. It has been found that of boorh land a large portion is annually fallow; frequently the boorh fallow in a whole circle averages 33 per cent on the boorh cultivation, that is, it equals in amount to one-third of the boorh cultivated area—occasionally the proportion is even larger. Of mcesan there is hardly any fallow; and of the other denominations of soil the quantity varies considerably in different circles. irrigated land of every kind has very little, compared with the amount in unirrigated soil of the same name.

The paper just referred to shows the proportions borne by fallow to cultivation in each mouzah, as well as the total of the circle. It is seen that in many mouzahs, the proportions vary widely from the average proportions borne by the whole fallow and cultivation of the circle to each other. Thus in Shamlee, whereas 2 per cent is the average, the proportion in mouzah Bumnuoulee is  $9\frac{1}{2}$ . The point then to be looked to, was whether the poor soils formed an unusually larger proportion of the cultivation; but on the contrary there is in that mouzah no boorh at all; so that quantity of this recently abandoned land which is in excess of the average amount, has been treated as cultivated land. Thus in the circle of Poor, large as the average proportion is, it is greatly exceeded in the two instances of Mandlah and Khaec Kherice; and the remarks in the village statement of each will show that the same course has been followed as with Bumnuoulee. And in the same circle it will be observed that this land in Tajpoor is very little compared with the cultivation; and therefore such amount of land was put aside for fallow, as with reference to the amount of each kind of soil in the cultivated area would make up the relative proportions of the fallow and cultivation, to what the total quantity of the one in the whole circle is found to bear to the other. The number of acres which in an average of a course of years would be fallow having thus been ascertained, and the existing extent of fallow having been deducted, the remainder, though it had been included in the cultivated area, and had come into account in the calculation of the juma by means of the deduced revenue rates, was treated as fallow land; that is, the portion of the assessment which by the rates was due for it, and which had been included in the account, was deducted from the juma.

It was evident, after a short examination, that the proportion the whole amount of this land in the circle bore to the cultivation, was a correct index of the amount which in a course of years must be fallow. Land has in very few cases been wilfully thrown waste, in so few that they do not affect this average in any important degree; and casual occurrences, such as disputes which lead to land being left uncultivated, are compensated by other circumstances of as frequent occurrence, and of contrary tendency. The most ordinary of these is, that the cultivators who usually pay in kind, have accepted the under-lease of the mouzah from the zamindar at a fixed sum of money, and, during the term of the lease, are keeping up cultivation at an amount it could not be preserved at for a number of years. As an instance of this, I mention mouzah Meeranpoor of the Moozuffurnuggur circle, another common case is, that the proprietors have two or more mouzahs, and the same person cultivating land in each happened to have his fallow, all or chiefly in one, in the particular year when the measurement took place.

The first general rule therefore in proceeding to examine whether the juma obtained by the revenue rates was to be adopted as the new assessment, was to see whether the fallow and actual cultivation in the particular mouzahs bore the average proportion to each other; and if they did not, they were in effect reduced to that proportion by the process detailed above. Trifling variations from the average were of course not noticed. In the circles where there is little boorh and much irrigated land, this modification did not often affect the assessment in any large degree. But in the other parts of the district I consider the result has been important, in obviating an inequality of assessment which would have ensued, had the difference between extent of the cultivation averaged in a mouzah in a course of years, and the amount in one particular year, entirely escaped observation.

It will be observed, by reference to the table (alluded to above), in the preliminary remarks on the Gaonree, Rehrwa, and Bustoura circles, that in the khadir of the Ganges (a tract of considerable extent, though not much cultivated at present,) it is found profitable to allow the soil to rest almost every other year.

24th.—The extent of area which was to be assessed as cultivated being thus fixed, the next step was to see what proportion the meesan bore to it.

If the Government demand on the particular mouzah under revision was to be raised, and the meesan was in excess of the existing average borne by such land to the cultivation, as many acres as were in excess were rated at rouslee rates—that is, though the revenue rate juma stands unaltered in the tabular account in the village statement, in forming the

assessment an abatement was made from the amount of that juma, by deducting the difference between the sum due by rouslee, or by meesan rates, for the land just alluded to. The existing average taken was generally that of the circle, but if the circle contains very little meesan, and the state of the mouzah is far in advance of it, 20 per cent. of the cultivation was taken, under the belief that, putting aside the khadir land, and weiran mouzahs, the above-said is an average amount of meesan in the whole district.

But if the Government demand of past years, and the juma by revenue rates were each of the same amount, or the latter were less than the former, then the full amount of the latter was adopted as the assessment, although the meesan exceeded the existing average of the circle and of the district, unless it was more than 50 per cent. of the cultivation; because, for the reasons stated above in paragraphs 10 and 11, very many of the mouzahs from which the existing average is drawn, are in a very depressed state; and partly from this, and partly from other considerations, it is manifest that the existing average is too low to be taken as the basis for a permanent assessment. It has been observed in the paragraphs referred to, that no satisfactory data offered themselves for the assumption of an ultimate average; but it would not have been difficult to collect them, if this were the only remaining step towards the determination of a rule for a permanent settlement of the district—the question would have been gone into further. But there is another point to be ascertained, viz. the extent to which irrigation can, and will be increased, especially with reference to the proposed canal from the Ganges. It seems impossible to lay down any complete rule for the formation of a permanent assessment on the eve, as I trust we are, of a measure which will produce so immense a change in the condition of a sandy and totally unirrigated tract, such as is the great part of this district which will be influenced by the canal.

No ultimate average therefore has been fixed. In the majority of cases the quantity of meesan exceeds the existing average in no very great degree; so that it may be expected that in the course of a few years the latter will rise even with it; where however this land came to 70 or 80 per cent. of the cultivation, it was necessary to adopt some limit—I took 50 per cent. The difference between it and 20 is such, that even if it be below what will ultimately be the standard, still more than the term of one settlement must elapse before even this limit be attained. Fifty per cent. does not, however, appear to be beyond what may averaged within a moderate period; so there seemed to be an objection to putting the limit at a lower proportion.

What has been stated above should be borne in mind, viz. that the mouzahs which have more than 50 per cent. of the cultivation meesan

are those which are now for the first time reduced, in all other respects, to an exact equality of assessment with the rest of the district. Whereas they are chiefly owned by communities who are good agriculturists, and have been paying exceedingly heavy jumas hitherto.

25th.—Besides the regulation of the fallow and meesan, the only remaining general consideration refers to the old culturable waste, putting aside the khadn of the Ganges, the rest of the district has attained a fair advance of cultivation as concerns the extent of land cultivated. There is no more culturable waste averaged in any one circle than is allowable for pasturage. The table at the end of the prefatory remarks for each circle will exhibit this. The proportion to the cultivation in most circles is 10 per cent, in some it is only four; while in three it reaches a higher rate, being in the Jhukwala circle 15 per cent, in the Ghoor circle  $17\frac{1}{2}$ , and in that of Bhookuheree it amounts to 20 per cent. In the former of these, greater part of the land lies in bends of the banks of the river Hindun; where, though the soil may be itself good, the situation is sufficient reason for its not being cultivated; and in the latter two, the culturable waste is very poor land on high sandy ridges; and this being considered the land is not in excessive proportion to the cultivation. In this, therefore, as in respect to the fallow land, the average portion in the whole circle was taken at that fairly allowable; where there is no valuable waste, the circumstance was taken into account in the assessment, and will be found noticed in the remarks for each mouzah. Where there was an excess beyond the average, that excess was assessed at the rate due for the particular denomination of soil; but if the addition to the juma thus obtained was considerable, it was not made demandable till some years of the settlement should pass measures being taken to secure the land being broken up, by a date fixed considerably within that on which the larger juma is to come into operation.

26th.—It will be found that, thus modified, the juma obtained by means of the deduced revenue rates has been adopted as the new assessment for three-fourths of the mouzahs.

There are a few mouzahs which have been ascertained to be especially valuable, and the cause has been traced to unusual excellence of soil, their number does not exceed thirty in the whole district. A few more were suspected to possess uncommon natural superiority; but as for them the case was not capable of proof. the assessment has been made as for the rest of the district. Those first mentioned were clearly proved to possess the qualities commonly attributed to them. The proofs are of the kind noticed in the remarks to mouzah Bhynsee, of the Khatoulee circle; the past juma of it was 5,085 Rs, and this sum fell at the rate of Rupees 463 on the cultivated acre. There is no culturable waste. Under so heavy an assessment the zemindars, who are poor syuds, have always been able to mortgage

the mouzahs for large sums, and the present mortgagee has received a rental of 9,000 Rupees for two years, while the average rental has been 7,000. The kunkoot papers of the mortgagee were obtainable, and they showed that each article yielded a gross return, per beegah, very much larger than the average produce tables of the circle. The cultivator paid one-third more for the beegah of sugar cane if grown in that mouzah, than he did if he grew it in any good one of the adjoining mouzahs, an addition therefore has been made to the amount of the juma obtained by means of the revenue rates, proportionate to the difference between the amount of produce in this and in other good mouzahs. I should observe that the good sorts of produce are not in excessively large quantity, so the largeness of the rental cannot be accounted for in this way. An examination of the area satisfactorily brings to light the reason of this mouzah being so productive. It is the same I have noticed in explanation of the excellence of the Puchinda circle, viz. that there is a dip in the level, which retains the waters which fall on its own surface, or near to it.

These few mouzahs are the only ones of which the assessment now has been made at a sum large than the new revenue rate juma.

27th.—Of the mouzahs now assessed at sums lower than the amount of that juma, there are two classes. The one embraces those in which rent is not unusually low, but of which the owners have formerly been assessed very lightly, and are in circumstances that claim consideration : from 5 to 15 per cent according to the particulars of the case, have been deducted from the revenue rate juma and it has been recorded that this deduction is allowed for the term of this settlement only. The other class are those mouzahs in which rent is low from causes of a temporary nature, and an enhancement on the past juma is demandable. The rule laid down being that in such cases 20 per cent, net profit is to be relinquished, the assessment has been made by a deduction from the actual rental. That deduction amounts to the usual 35 for cent, although the allowance of 15 for expenses is liberal, there is no sufficient reason why, as it is the usual allowance, it should be diminished in these cases. The actual rental was thus ascertained, the temporary disadvantages alluded to are either that the cultivators have but lately been located in the mouzah or that the resident cultivators are very few, and others are not to be procured. In either of these cases, the good and bad sorts of produce are commonly found in their usual proportions, in each denomination of soil; but the land is not well ploughed, each man cultivating an area he cannot do full justice to. In these cases the amount of rent is found to be less to a certain degree than the average amount; and the actual rental is estimated by deducting from the average rental a proportion equal to the difference between the average portion of the crop given in

rent by them with the average zubtee rates, and those rates and portions of crop paid in the particular mouzah

When however the smallness of the rental is caused by the mouzah being entirely cultivated by people from neighbouring villages, it being itself without a village ; or where these strangers from a distance are the chief cultivators ; it then happens that not only is the rate of rent below the average, but also the poor sorts of produce are in unusual proportion to the rest. In these cases a jinswar jumabundee was formed, the average produce tables of the circle were applied to the extent of the cultivated area of each article ; from these the proportion of the produce was taken, which was found to be actually given in rent for the nijkaree, and the zubtee rates actually in use in the mouzahs were also employed, and the rental was thus formed ; from this rental 35 per cent was struck off.

28th.—Of the khadir of the Ganges it should be remarked that the northern part, that is pergunnah Noornuggur, is in a very much more advanced state than the rest to the south ; of Noornuggur also, the northern portion, the Jytpore circle, is in a more advanced state (there being considerable villages of old standing) than the southern, which is low and marshy, splendid rice land, but not fit for residence, in the more southerly portion the advance in cultivation is at present very small. It will be seen on examination of the assessment of this portion, that the last grade of the new juma is considerably in advance, either of the past demand, or of the juma obtained by means of the revenue rates ; but the last mentioned sum is often less than the past juma, and yet in this case the past juma has been retained as the first grade of the new assessment. I do not consider the proprietors entitled to any abatement from the past demand, as it has been paid regularly, and the cultivation might have been increased if they chose. I believe that a considerable profit is made from grazing and chopper grass of the whole of the khadir of the Ganges, except the Jytpore circle ; it should be recollect that while the land is for the most part productive, and some of it exceedingly so, the paucity of cultivators, superfluity of culturable waste, and dampness of climate tend so to depress rent that the rent rates, and consequently the revenue rates, are not adapted to what must be at some future time the condition of these tracts.

29th.—Of the rest of the districts the reverse is the case. I consider that with perfect safety and propriety it might be declared, that the rates for each circle, as now given in No. 5 of the Appendix to this report, with the exception of those for the five circles in the khadir of the Ganges namely, Goordunpore, Rusquillapore, Rherwah, and Bustoura, need never be exceeded ; and that the only two matters subject to subsequent examination, should be the amount of meesan and of irrigation.

30th.—Regarding irrigation, it should be stated that whenever masonry wells have been quite recently constructed, I have assessed the land around them as if it were not capable of irrigation, because it must be long ere the outlay can be returned to the owner. at a future revision of the assessment however, as is expressly declared to prevent future mistakes, this land is liable to be treated as irrigated soil.

31st.—The effect that the revision of the assessment has had upon the revenue, is exhibited in the paper which brings together the totals of the annual juma statements of the two seasons' work. As several causes operate to reduce the first year's juma of a settlement, a comparison of the past demand for the whole district, with the new one for the coming year, 1842-43, will best show the truth. By this comparison it is found that, the portion of the latter due on account of resumed mafse being put aside, an increase of 28,947 Rupees, that is of 5 per cent. on the past annual revenue, has been obtained by the present assessment for land hitherto malgozaaree. The resumed mafse, exclusive of 16 mouzahs in which a life interest has been decreed, and of which the juma has not come into these accounts, has brought an enhancement to the revenue of 44,451 Rupees, also by the last year of the term for which the settlement has now been made, a further increase of 15,405 Rupees, chiefly on account of culturable waste lands, will have become demandable. Thus, whereas the whole revenue before the revision amounted to 582,937 Rupees, the demand will in 1859-60 be 672,740 Rupees. Also of the land in which a life interest has been decreed to the mafseedar, the small parcels which are situated in khalsa mouzahs have been prospectively assessed at 10,804 Rupees; and the jumas of the 16 whole mouzahs will amount to rather more than 20,000 Rupees. These two items together are 30,804 Rupees, these added to the revenue of 1859-60, bring up the ultimate demand to 703,544 Rupees.

32nd.—It seems necessary to make one or two observations regarding the amount of the tables of whole produce, which have been the foundation of the assessment; because I hope that it has been successfully shown, by what has been already submitted respecting every other step in the process of procuring the revenue rates, that it could not possibly lead to the adoption of two high rates; so these rates must be moderate if the produce tables are. Regarding them, however, the plan by which they were ascertained has alone been mentioned in paragraph 18, but nothing has been said of their amount. These tables, as fixed separately for each circle, are given in the preliminary remarks to the circle. In No 2 of the appendix, however, the average for the whole of the circles together has been exhibited, and the results are shown in maunds, in money at average prices, and also in lbs. avoirdupois. As far as I have the means of comparison these results are very moderate indeed. Of the articles

for which these tables were required, wheat is not only that which yields the best return, and is most valuable, but also, as will be seen by the statement No 1 of the Appendix, it occupies nearly a third of the whole cultivated area so wheat is the important article to look to

By the table No 2, it will be seen that the quantity given as the whole produce per acre of wheat, is the average of the actual produce of 1,28,439 acres, and its amount is 653 lbs avoirdupois according to the table No 3 of the Appendix, the kunkoot made by myself of the rubbee of 1840 included 11,419 acres of wheat, and the whole produce of wheat averaged per acre 794 lbs The difference between these two is not greater than might, I conceive, frequently occur between an average of the annual produce of 14 years and that of a single year, but it is satisfactory that the produce rate adopted for the calculations is on the moderate side.

The only other means of comparison available were afforded by Mr. Henry Boulderson's experiments in the Bareilly district; in the years 1828-29 and 1830-31, the average produce of wheat, obtained from 512 trials, was 1046 lbs avoirdupois per acre By the table No 3 in the Appendix, it is shown that while the average produce of wheat in the season of 1840 was 794 lbs, the average in each denomination of soil varied from 1321 lbs, (the rate yielded by irrigated meesan) to 605, the average produce of boorh; graduated in the same proportions, the average produce rate adopted for the assessment, 653 lbs, would rise to 1086 lbs, irrigated meesan Thus if there were much less boorh land where Mr Boulderson's experiment was made, than there is in this district, the difference between the two would be much diminished, though still the rates used in this district would be considerably more moderate than the others. In this district boorh land is 28 per cent of the cultivated area, which is an unusually large proportion

33rd.—The paper still to be noticed is No 6 of the Appendix It gives for the several circles the whole produce of their land (calculated by means of the moderate produce tables), the whole amount of the rent, and the whole revenue The whole produce averages per acre of cultivation Rupees 8-1-6½. Mr Boulderson, in his experiments in the Bareilly district, made it average Rupees 8-6-9 The proportion of this whole produce paid in rent will be seen to be 31½ per cent and in revenue 20½ per cent

34th—In the 3rd paragraph of this report it has been stated, that some observations would be offered in this place, regarding the relative positions of the cultivator and land owner, and also that an explanation would be given of the course pursued in the re-arrangement of the put-warrees.

Putting aside those men who are the undoubted proprietors of the field they themselves occupy, there still remains a very large portion of

the lands of this district cultivated by persons, about the exact nature and degree of whose rights there have hitherto been some doubts in the minds of the European Officers of Government

From the very commencement of the measurement, steps were taken to induce the zemindar to assert each cultivator to be a mere tenant at will, whom he really considered as such ; and also to induce each cultivator, who thought he had a right of occupancy, to advance his claim to that effect. Throughout the whole of the operations now reported, all the zemindars, and those of the cultivators who felt themselves to possess this right, have shewn great eagerness in asserting their claim. It will be seen by looking through the village statements, that by far the larger portion of these cultivators have proved to be tenants at will ; among the latter, those who have asserted a right, which after a hearing has been disallowed, are so exceedingly few that they can have no perceptible effect on the whole number. The rest have acquiesced in the zemindar's declaration, that they have no right to keep their field after they have reaped the rubhee crop.

The notice to quit however should be served by the middle of the month Asai ; or else, in the general opinion of the district, the man is entitled to hold for the following year. The rule has of course been acknowledged in the zemindar's administration paper.

The other class, those who have right of occupancy for as long as they continue to pay the amount due from them, have, at their own request, been protected by the substitution of money rates on their land, in the place of the former system of payment of a certain proportion of the whole produce in kind.

35th.—All doubt therefore on this subject has now been removed. The distinction is now fully understood by both parties, and valued by whichever benefits by it. The cultivator, who has the right of occupancy, immediately applies to the Collector if interfered with ; and possession having been restored, and redress given in a few instances, the attempts to oust him have been discontinued. While however this party is fully protected by the authority vested in the Collector, to dispose summarily of questions between the zemindar and cultivator regarding rent and occupancy, the zemindar is under a great disadvantage as relates to his right to oust tenants at will ; he gives due notice to a cultivator who disregards it. It is plain there ought to be some Court, where he can present an authenticated copy of the record which proves the propriety of his ousting the cultivator, and where he can get a summary order for the man to be turned out : also it seems that this order could most readily and best be given by the Collector, because all the other questions between these parties are legally referrible to him. The refusal to quit

is an encroachment on the rights which, in the records of the settlement, the zemindar is stated to possess. It is most desirable that the course by which the zemindar is to oust his tenant should be laid down by higher authority, and that it should be a brief process, for the boon applied for is no more than the execution of a decision previously made : at present the zemindar is tempted to oust the man himself by violence, simply because he does not know how else to effect what he knows he has a right to do.

36th.—It now only remains to notice the re-arrangement of the putwarrees. It became necessary in October 1840 to obtain from them, for that part of the district which had been settled in 1838 & 1839, those papers which are annually to be recorded in conformity with the rules laid down in Section VII of the Sudder Board's Revenue Circular No III ; the result proved that the papers could be correctly prepared without any trouble to the Collector, and with very little to the tehsildar after the first year, but that a general change of the putwarrees was absolutely unavoidable ; they understood the accounts, but instead of writing full words and sentences in the Nagree character, they were utterly unable to write a sentence, but substituted for it two or three leading words, which they generally could not themselves explain, unless when called on to read their writing, they remembered the fact itself which they had recorded also they dont profess to number any vowels, not even the long vowels among their letters. Most of these persons are from among the petty bonyahs of the village, and many get their chief means of subsistence as weighers of the grain due from the cultivator as rent, or made over by the zemindar to his bonyah. It should be observed that there are some exceptions to this general inefficiency ; some putwarrees are good accountants, and also write the Persian character, but these exceptions are few : in all large villages there were several putwarrees, each sub-division of the community employing their own bonyah. A general re-arrangement was absolutely necessary, and it was not to be accompanied by loss of the means of support to a considerable body of men, for only a small part of their income was taken from them.

It was decided that a good accountant, who could keep his accounts in books with sufficient method for them to be valuable evidence in summary suits, and who could understand a field map (with a copy of which each putwarree has been furnished), and also could prepare the requisite annual papers for the Collector, was not to be secured for less than 100 Rupes a year.

This sum therefore was fixed as the salary for each putwarree in the whole district. On a rough calculation of 2,000 acres of cultivated land seemed as much as one putwarree could undertake, and on this estimate the re-arrangement was commenced. Several causes, however,

would lead to a fluctuation in the extent of area which one putwarree could manage , and as his interest lay in taking on himself as little as possible, while of the zemindars each wished to diminish his own quota of the hundred rupees by adding another village to the man's list, the truth was easily ascertainable

The zemindars have brought forward the now putwarrees, and it is only where they were unable to procure a competent man that he has been found for them. Six years ago, when the settlement of Seharpore was commenced, it frequently required compulsion to collect the people for the purpose of compiling the record of rights ; and when they were collected, it was difficult to hinder them from filling this record up in any way that could most easily get them permission to depart. So great a change has taken place in their opinion, that they now appreciate the record most fully. There seems no reason to doubt that in a very short time they will learn equally to value the one which they will now have to give annually through their putwarree.

( Signed ) EDWARD THORNTON,

14th August, 1841.

*Settlement Officer.*



## APPENDIX No. 1.

The object of this Table is to exhibit the proportions in which the several qualities of soil together compose the cultivated area, also the proportions in which the various agricultural products are found both in the whole area and also in each quality of soil. These particulars have been obtained as is stated in the report and to be more easily understood they are here given by reduction into parts of a hundred. Thus the column of soils gives the proportions per cent in which the several denominations of soil compose the whole cultivated area, and in the line parallel with the name of each sort of soil are given the proportions per cent in which the various agricultural products compose the whole cultivated area of that denomination. In the lowest line are given the proportions in which those products compose the whole cultivated area of all the denominations added together.

The cultivated area of the District, exclusive of resumed Mafee or of Mafee land amounts to 367,886 acres. Of this the Tehsildaree of Bidowlee and Pergunnah Noornuggur amount to 120,659 acres. These were settled in the season of 1838/39. The Table below has reference to 247,227 acres, the two thirds of the District which have been settled in 1840/41. It might have been made to include the whole District but all the other papers in this Appendix excepting of course the last Table relate to the work of 1840/41 alone.

	Soils	Sugar Cane for the next year	Sugar Cane for the next year	Common Rice.	Cotton	Chunee	Common Moong & fine rices	Jorar	Dord	Mot	Pajra	Till	Korara	Vegetable	Koodum and Shambaluk	Mundoa	Mukkee	Indigo.	Tonea	Tobacco	Moeng	Sunnee.	Whcat	Gram	Bailey	Wheat and Bulk mixed	Wheat and Gram mixed	Kurrur	Mustard	Tilla and Uree	Ploughed land	Dotteded land N.B. This land has already been included in the columns to the left. Its amount and its extra crop is entered below			
Meesan Irrigated,	63	30	11½	5½	1	1	1	1	2	7½	12½	11½	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	11½						
" Moheeta,	3½	4	10	14	5½	5½	2	2	4½	3½	11½	11½	11½	4	3½	1	1	1	1	1	1	1	1	1	1	1	1	1	1	11					
" Unirrigated,	6½	18	14½	7½	2½	2	9	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	4½						
Rouslee Irrigated, ...	3½	7½	5	2½	2½	2	9	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	3½						
" Moheeta,	3½	1	3	6	6	6	9	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	4½						
" Unirrigated,	40	2½	2½	2½	2½	2½	4½	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	12½						
Dakur Irrigated,	2½	2	1	1	1	2	4½	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1					
" Moheeta,	3	1	1	1	1	2	4½	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1					
" Unirrigated, ..	8	1½	1	1	1	2	3	3	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	7½					
Boorh Irrigated ..	*	7½	8½	2½	2½	3	3	2	2	3	10½	9	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1						
" Moheeta,	*	2	2	2	2	2	3	3	2	2	3	10½	32	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1	1						
Nihul, ..	28	½	1	2	2	2	3	12	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	2	1						
	100	4½	3½	2½	3½	2½	2½	1	8½	9½	3½	11½	1	1	1	*	*	*	*	*	*	*	*	*	*	*	*	*	*	4½					

It has been explained in the report that "Moheeta" applies to land capable of irrigation, equally with "Irrigated land" only in the rotation of Crops; its turn had arrived for being cultivated in Khureef, and it is not usual to irrigate the Khureef.

It will be observed then that the irrigated land is 17½ per cent. Meesan 16½ and Boorh 28 per cent. of the whole cultivated area.

N.B.—It will attract attention perhaps that in several instances as in those of "Boorh irrigated" and "Boorh Moheeta" there is no entry in the column of soils whereby it would appear that there is no such land, and nevertheless the proportions in which the several agricultural products compose this land are given. The reason is that the proportion borne to the whole cultivated area by the soil regarding which this will be observed is so small that it cannot be conveniently expressed in fractions even of a hundred. Still it seems well to retain the name, with this explanation, for otherwise a Village Statement might be opened and some land of the denomination entirely omitted might be observed, and the omissions here would lead to a doubt of the correctness of this statement. These observations apply to some of the agricultural products, as for instance Kurrur. There is some Kurrur among the cultivation only very little.

## APPENDIX No. 2.

### *AVERAGE TABLES of whole produce extracted from the Malgozar's Kunkoot Khusrehs and Khutreences.*

The following Table has been referred to in Para 18 of the report, and the mode in which the information has been acquired has there been detailed. It was not thought safe to conclude that the whole produce of each article averaged the same amount in all the Circles of Mouzahs, and therefore the Extracts from the Malgozar's Papers have been made separately, and thereby separate produce Tables have been got for each Circle. These Tables are given and fully explained in the preliminary remarks prefixed to each Circle of Mouzahs in the Volumes of Village Statements.

The following Table therefore is not one which has been of use in the work of Assessment excepting indeed in respect to eight articles, viz Fine Rice, Kodrum, Mundoa, Moong, Till, Kurru and Mussoor which are but little cultivated so that although 413,650 acres of cultivation have been extracted, there was not enough of each of these articles to allow of any other course but the adoption of one Table for each to be used in whatever circle the article might be found. But though the Settlement operations required separate Tables yet for a record of the average whole produce of this part of the Doab it was necessary to add the land of these separate Tables together, and also the gram and then to strike one average for the whole District. It is the result which is now given.

In explanation of the Table below it should be stated that the entry under each article represents the number of acres of that article which the Malgozar's papers of that year which is in a line with the entry contained. Instead of encumbering the Table by giving the number of Maunds or the rate of each year it is thought sufficient to state that the average was struck for each year separately and that it is the average of these annual averages which is given below.

Year. A.D.	Rice	Joar	Bajra	Oorud	Shamak	Mot	Chuhora & Moujee fine Rices	Kodrum	Mundoa	Moong.	Till	Wheat	Gram.	Bailey	Wheat & Bailey mixed	Wheat & Gram mixed	Kurru	Mussoor.	
1827	1106	800	2730	1531	689	397	25	27	31	4	41	411	2108	1120	432	57	2	11	
1828	674	492	2606	1745	422	336	19	21	12		19	3915	1605	1094	364	1			
1829	1144	849	3655	2132	345	242	12	36	6		49	4441	2779	835	480	63		9	
1830	1846	902	3124	2006	376	230	4	13	4		1	7074	1990	1026	554	37	12	1	
1831	3092	1582	4994	4735	953	762	46	43	17	10	26	7200	2688	1169	225	28	43	1	
1832	3288	962	3674	3638	309	412	38	11	7	14	17	9147	2370	1147	574	26		43	
1833	3104	706	4570	5541	409	610	25	17	2	67	129	9461	1618	1595	390	12	8	3	
1834	1865	1384	5760	509	490	645	38	19	11	2	298	10722	1468	1298	675	35	1	5	
1835	4410	1204	6874	5660	745	1099	68	28	13	3	78	13465	3043	3256	1018	165	18	24	
1836	5350	1787	5054	7909	516	1699	13	18	38	16	48	16774	5180	2683	627	452		7	
1837	2978	1944	5618	7467	797	1316	110	6			5	13018	3424	2105	1791	17	5	4	
1838	1893	1271	7923	6751	579	1172	59	9	11	18	24	10083	1175	2113	272	453			
1839	2849	2368	7512	7362	1875	909	189	5	19	2	126	9174	1994	3063	160	313			
1840	1487	1911	5276	6162	905	1521	8	10	5	3	9104	3514	1945	1302	7	6			
Total number of acres of land extracted	34,986	18,112	68,339	69,451	9,410	11,370	641	264	181	148	897	12,8,429	35,626	25,749	9,161	1,666	96	108	

In the line below is given the average whole produce per acre in Maunds and Soors. The Soor as explained in paragraph 19 of the report weighs 90 current rupees of the kind known as the cross milled Furruckabad rupee. The maximum weight of it is declared by Regn. III of 1806 to be 173 Grams Troy and the minimum legal weight is 171 198 Grams Troy.

Maunds	Soors	Mds.	Srs																	
6	4	30	4	3	17	3	19	2	37	7	4	22	5	16	2	19	1	32	7	15

Average whole produce per acre in the Avoirdupois and Decimals. In making the calculation the cross milled rupee has been considered to average 172 Grams Troy.

Ibs. avods																			
531 294	421 275	354 933	302 965	307 940	260 433	628 596	404 136	479 324	219 483	157 563	652 922	457 765	606 482	305 728	514 155	274 216	269 239		

Money value of average whole produce per acre at average prices (for which see the report)

Rs	As.	P																		
4	12	0	4	5	0	3	11	9	3	12	3	1	14	6	2	14	9	6	12	3

N.B.—Articles called Zubee, namely sugar cane, cotton and several others, are not included in this Statement, because the Estimate of their whole produce was obtained by a different process. The information regarding them will be found in Appendix No. 4.

## APPENDIX No 3.

The following Table is referred to in paragraph 17 of the Report It exhibits the results of the estimate made of the standing rubbed crop of 1840, A D, by the Settlement Officer, who was at the same time officiating as Collector also, and who took all the precaution in his power for securing the greatest possible accuracy

		DENOMINATION OF SOIL		WHEAT		BARLEY		GRAM	
		Messan, Ditto, Rousee, Ditto, Dakur, Ditto, Booth,	Irrigated Unirrigated Irrigated Unirrigated Irrigated Unirrigated Irrigated Unirrigated	Rs As 14 374 10 184 11 214 6 719 8 19 29 10 134 8 234 204 15 2301	Rs As 1821 325 925 480 1021 124 749 673 914 475 769 964 729 794 806 375 6 834	Rs As 13 321 9 201 213 6 38 9 8 8 81 7 30 7 * 10 23	Rs As 1224 575 841 446 763 901 813 804 727 064 635 541 935 432 398	Rs As 9 39 9 11 7 74	Rs As 682 910 836 470 806 115 629 701 * 520 780 + 560 595
		Total .. .	11,419	8 39	793 901	1020	10 6	887 833	2135 7 24
		Value at average prices of the average produce per acre.. .							Rs As 6 11

The information here given did not supersede the necessity of going through the labour of which the preceding paper exhibits the result, and this for two reasons. First, it was necessary to get produce tables for the Khureef as well as the Rubree ; and secondly, there were not thought to

exist beforehand any sufficient grounds for concluding, that one set of produce tables would be applicable to all of the circles into which the district has been divided for assessment. and though the land of which this kunkoot was made is of considerable extent, inasmuch as it amounts to 14,574 acres, yet in many circles there had not come under examination a sufficient extent of many of the denominations of soil, to allow of a fair average being struck. Therefore, though useful when thrown together in the form exhibited above, this kunkoot did not suffice for what was wanted. Also it gives the true state of one year only, and there appears to be a great variation between the yield of one year and another.

It will be seen that by this table the average whole produce of wheat per acre is 794 lbs avoirdupois, while the tables actually used give 653 lbs.; and the produce of barley and gram is also larger here than in the preceding tables. The tables above, therefore, were of use in giving confidence that the others are moderate. Another great advantage has been, that by these tables I have been able to graduate the others for the three articles—wheat, barley and gram, preserving the proportions borne in these by the return in one, to the return in each other kind of soil.

#### APPENDIX No. 4.

The method by which the average portion of the crop given in rent has been ascertained, is stated in the report.

In the preliminary remarks to each set of mouzahis, these proportions have been given for the particular set. The whole being thrown together, the result is as follows.

The whole produce of the field having been correctly ascertained, and one-tenth having been struck off that gross amount, as an off-set against the labour of cutting and cleaning the crop, from each maund of the remainder the proprietor takes,

Of Meesan, .....	18 seers.
Of Rouslee, ....	17½ seers.
Of Dakui,.....	17 seers.
Of Boorh, .....	15½ seers.
Of Danda, (that is high and very poor Boorh,) .....	14 seers.

In calculating the rental of any one denomination of soil, therefore, after the average produce table of each crop in that denomination has been applied to the cultivated area of that crop, and thus the total produce has been learned, a tenth has first been struck off, and then from the remainder that portion is taken as rent which has been found to be due by the method explained in the report. This process gives the Nijkarree rental.

The ascertained average of the zubtee rates of each circle is also recorded in the preliminary remarks prefixed to the village statements of that circle. The average of all of these is per acre, for

Sugar cane, . . . . .	Rs, 14 7 0
Cotton, . . . . .	" 6 6 5
Chunree, . . . . .	" 2 6 0
And for Mukka, Indian coin, . . . . .	" 3 3 6

In making the rental for zubtee crops, it is usual to deduct that portion of the field where the crop has failed. The malgoozar's papers for a series of years were examined, and from the allowance thus ascertained to have been actually made in 20,247 beegahs of zubtee cultivation, the average was struck, and came to three biswahs per beegah. This proportion, therefore, has been set aside from the area of each kind of zubtee cultivation, before the rates above given were applied.

In estimating the whole produce of zubtee articles, excepting mukka for which, as it is not an expensive crop, the proportions borne in mijkariee by rent to whole produce have been preserved. The calculation has been made by multiplying the zubtee rate by four. The proportion of the produce paid in kind having been taken into consideration, together with the known fact that, with the above exception, the cost of production of these zubtee articles is so much greater than that of the others, that a much less portion of the whole produce can be paid as rent for the zubtee than for the other. The process above-mentioned was considered to lead to a moderate result.

Thus the whole produce per acre is estimated to average--for sugar cane Rs. 57-12-0, for cotton Rs. 25-8-8, for chunree Rs. 9-8-0: or after deduction of the three biswahs per beegah, for sugar cane Rs. 48-1-4, for cotton Rs. 21-13-0, and for chunree Rs. 8-10-9



## APPENDIX No. 5.

**THIS STATEMENT** is referred to in Para. 21 of the Report. Its object is to exhibit the revenue rate per Acre which has in the Settlement now reported been considered the proper demand for each kind of land in each Circle.

N B.—In the four Circles to which this mark \* is prefixed the Soils are denominated Oosur, Dakur and Danda. They consist entirely of Khadir land and the Danda of them is quite different from the Danda of the Bangur for

which there is a distinct heading above. For these three Denominations the rates have for convenience been entered in the Table under Rousle.  
Dakur and Boor.

The Circles of Gordhumpore, Rusquillapore, Gaonree, Rherwah and Bustourah are those stated in the report to be in a state of cultivation too little advanced to allow of it being declared that the present revenue rates of them shall not be exceeded in future. Their names and the rates have been entered in red Ink to distinguish them from the rest.

## APPENDIX No. 6.

This table is referred to in Para. 88 of the Report. The object of it is to exhibit the amount of the whole produce and of the whole rent and also the average rate of each upon the cultivated Area. Secondly, to show the proportions per cent. of the whole produce which are taken as rent, and (by the new assessment) as revenue. It will be observed perhaps that the cultivated area in this Statement is less by 12,091 Acres than that entered in No 1 of this Appendix. The explanation is that the Shorun Circle is not included in this Table as no account of its whole produce and whole rent has been made for reasons given in the preliminary remarks to the Village Statement of that Circle.

Name of Circle		Whole Cultivated area in acres	Whole produce in Rupees	Average rate per cultivated acre of the whole produce.	Whole rent in Rupees	Average rate per cultivated acre of the whole rent.	Whole Government Juma in Rupees	Average rate per cultivated acre of the whole Government Juma.	Proportion per cent. rent to the whole produce	Proportion per cent. borne by the whole Govt. Juma to the whole produce.
The Jansut	Circle,	16,690	1,36,853	8 4 10 <sup>1</sup>	42,048	2 8 10	27,331	1 10 1 <sup>1</sup>	30 2 <sup>1</sup>	20
The Nuganjee	Do.	4,387	36,638	8 1 11 <sup>2</sup>	10,971	2 8 0	7,132	1 10 0	30	19 <sup>1</sup>
The Jowlee	Do.	19,431	1,12,422	5 13 1 <sup>1</sup>	29,171	1 8 1	18,961	0 15 7 <sup>1</sup>	26	17
The Kheree Koreishee	Do.	5,156	34,993	6 12 3 <sup>1</sup>	10,896	2 1 10	7,082	1 5 11 <sup>2</sup>	31	20 <sup>1</sup>
The Khatowlee	Do.	19,811	1,87,871	9 8 3	59,664	3 0 2 <sup>1</sup>	38,775	1 15 3 <sup>1</sup>	30 <sup>1</sup>	20 <sup>1</sup>
The Poorbalsan	Do.	13,843	1,04,965	7 9 3 <sup>1</sup>	34,755	2 8 3	21,083	1 8 4 <sup>1</sup>	33	20 <sup>1</sup>
The Jukhwala	Do.	15,335	1,11,061	7 0 2 <sup>1</sup>	38,404	2 8 1	24,974	1 10 1 <sup>1</sup>	34 <sup>1</sup>	22 <sup>1</sup>
The Budhaien	Do.	6,726	47,332	7 0 7 <sup>1</sup>	15,956	2 15 11 <sup>1</sup>	10,373	1 8 8 <sup>1</sup>	33 <sup>1</sup>	22
The Chuuthawul	Do.	11,069	1,11,610	10 1 3 <sup>1</sup>	38,509	3 7 7 <sup>1</sup>	25,034	2 5 7 <sup>1</sup>	34 <sup>1</sup>	22 <sup>1</sup>
The Bugrah	Do.	6,022	43,812	10 3 1	15,079	2 8 3	9,805	1 10 1 <sup>1</sup>	35	22 <sup>1</sup>
The Puchendah	Do.	7,852	70,398	8 15 5 <sup>1</sup>	23,194	2 15 3 <sup>1</sup>	15,076	1 14 8 <sup>1</sup>	33	21 <sup>1</sup>
The Moozuffurnuggur	Do.	16,779	1,17,262	7 0 2	38,671	2 4 10	25,156	1 8 0	33	21 <sup>1</sup>
The Shamlee	Do.	8,986	1,09,204	12 3 6	37,021	4 1 10	24,065	2 10 10 <sup>1</sup>	34	22
The Kodana	Do.	8,075	1,11,416	13 12 9 <sup>1</sup>	35,580	4 6 6	23,127	2 13 10	32	20 <sup>1</sup>
The Poor	Do.	8,796	53,667	6 1 7 <sup>1</sup>	16,894	1 4 9 <sup>1</sup>	10,981	1 3 11 <sup>2</sup>	30 <sup>1</sup>	20 <sup>1</sup>
The Ghoor	Do.	14,402	1,01,929	7 1 3	31,448	2 2 11	16,404	1 2 3 <sup>1</sup>	31	16
The Chupar	Do.	13,141	1,21,542	9 4 1	40,117	3 0 9 <sup>1</sup>	25,077	1 15 9	33	21 <sup>1</sup>
The Bhokuihereo	Do.	14,164	82,683	5 13 4 <sup>1</sup>	24,522	1 11 8 <sup>1</sup>	15,939	1 2 0	29 <sup>2</sup>	19 <sup>1</sup>
The Tissuh	Do.	15,150	1,25,786	8 4 10	40,332	2 10 7	26,215	1 11 8 <sup>1</sup>	32	21
The Gaonree	Do.	4,360	40,566	9 4 9 <sup>2</sup>	9,555	2 3 4	6,179	1 6 7 <sup>1</sup>	23 <sup>1</sup>	15 <sup>1</sup>
The Rheiwah	Do.	2,577	21,986	8 8 6	6,159	2 6 3	4,004	1 8 10 <sup>1</sup>	28	18 <sup>1</sup>
The Bustourah	Do.	1,384	12,013	8 10 10 <sup>1</sup>	3,368	2 6 11 <sup>1</sup>	2,189	1 9 4	28	18 <sup>1</sup>
<b>TOTAL,</b>		<b>2,34,136</b>	<b>18,95,516</b>	<b>8 1 6<sup>1</sup></b>	<b>6,02,312</b>	<b>2 9 2</b>	<b>3,85,964</b>	<b>1 10 4<sup>1</sup></b>	<b>31<sup>2</sup></b>	<b>20<sup>1</sup></b>

(Signed.) EDWARD THORNTON,

Settlement Officer.

STATISTIC STATEMENT of Zillah Moozuffurnugge

STATISTIC STATEMENT of Zillah Moozuffurnugge

Circle and Pergunnah No of Mehals.	Total area in acres	Bauan	Lakhnaj.	Cultivated	Cultivable	Irrigation.	Decimals of cultivation	Decimals of Irrigation	Rate per acre on the sum of cultivated and culturable acre	Rate per acre on the area in actual cultivation	Name of Pergunnah.	Decimals of Crops.						
												Khureef.			Rubber			
												Decimals of khureef	Sugar cane.	Cotton	Rice	Decimal Rubber	Wheat	
.	29	Mehals.	24,249	2,818	1,017	17,962	2,452	4,608	88	26	1	6	31	1	9	32		
.	7	" .	7,495	668	151	4,661	2,012	32	70	00	1	2	54	1	10	14		
ee,	22	" .	32,709	2,923	163	19,891	9,722	517	67	02	0	10	04	0	15	0		
.	15	" .	8,138	1,168	90	5,248	1,632	1,283	76	21	1	0	34	1	5	43		
.	55	" .	35,246	5,123	1,611	24,510	4,002	10,651	86	47	1	13	23	2	1	11		
.	19	" .	21,770	2,963	26	14,562	4,219	1,843	77	12	1	3	5	1	9	08		
.	22	" .	26,491	5,374	1,167	15,557	4,393	3,010	78	19	1	3	92	1	9	43		
.	11	" .	9,167	1,336	10	6,830	991	872	87	13	1	5	114	1	9	2		
.	25	" .	15,745	2,235	545	11,511	1,454	4,033	88	35	1	13	5	2	1	2		
.	16	" .	10,440	1,133	1095	7,054	1,158	1,779	86	25	1	7	41	1	11	1		
.	12	" .	11,477	1,330	985	8,232	932	763	89	09	1	11	7	1	14	84		
ur,	31	" .	28,260	4,533	2,513	17,574	3,605	1,170	83	06	1	3	92	1	7	10		
.	10	" .	13,960	2,767	228	9,715	1,250	3,398	81	35	1	12	83	2	0	5		
.	17	" .	16,117	2,766	334	11,089	928	8,929	92	80	2	10	01	2	8	0		
.	12	" .	11,390	2,620	19	8,250	501	5,361	94	65	2	11	73	2	14	74		
zahs,	6	" .	5,919	1,503	4	2,956	1,456	1,898	67	64	1	3	11	1	13	81		
.	21	" .	17,616	1,406	378	11,839	3,993	"	74	none	1	1	0	1	6	83		
.	18	" .	22,149	2,449	561	14,553	4,586	938	76	06	0	15	63	1	45			
.	20	" .	17,472	1,915	8	13,550	1,999	53	87	00	1	10	114	1	14	11		
.	20	" .	34,256	10,699	1,427	14,824	7,306	1	67	00	0	12	113	1	3	43		
.	23	" .	22,419	2,025	318	15,474	4,602	129	77	00	0	12	113	1	3	41		
.	9	" .	16,711	3,172	"	4,360	9,182	25	32	00	0	7	82	1	8	0		
.	9	" .	18,280	3,847	"	2,580	11,863	11	18	00	0	8	0	2	12	9		
.	6	" .	19,424	4,020	"	1,514	13,890	9	09	00	0	7	102	5	2	0		
.	200	" .	1,86,449	25,324	5,183	99,939	56,003	65,128	65	65	1	3	23	1	18	11		
.	107	" .	59,354	17,339	50	28,130	13,826	"	67	none	13	88	1	454				
												Total, . . .	.52	.04	.03	.05	.48	.29

REPORT  
ON THE  
SETTLEMENT OF THE DISTRICT  
OF  
MEERUT.

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C O N T E N T S .

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“ 229. Deductions from the *Jumabundee*.

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REPORT  
ON THE  
SETTLEMENT OF THE DISTRICT  
OR  
MEERUT.

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No 132.

FROM H M. ELLIOT, Esq.,

*Offg. Deputy Collector, Meerut,*

To J R. HUTCHINSON, Esq.,

*Commissioner N. D. Dooab,*

*Dated Meerut, the 30th July 1835.*

SIR,

I have the honor to forward the forms II III and IV for the 18 mouzahs of pergannah Ch,huprowlee which have been recast under Regulation IX 1833. The Settlement has already been confirmed by Government for a period of 12 years from 1236 to 1247 F S

2<sup>nd</sup>. This may be reckoned the finest pergannah we have in our district, and though there are individual villages of Shikarpoor, such as Sissoulee, Bhoura, and Mooudhbhur, which can compete with it, yet on the whole Ch,huprowlee, with only three exceptions, may be considered superior

3<sup>rd</sup>. Sugar Cane, Cotton, Wheat and Tobacco are cultivated in great abundance, and all the mouzahs are admirably situated for the disposal of their produce. They have large Towns and Marts on every side, Kyranuh, Kandleh, Shamlee, Kotanuh, and Burout, with the Jumna on the west, and the Canal on the east. To all these is added the advantage of being well populated and well cultivated by Jats

4<sup>th</sup>. At the present juma the pergannah may be considered under-assessed, and inequalities prevail which should not in reason exist I

have carefully examined every one of these villages in person, and I have seen no pergannah in the district which ought to bear so even an average. If any difference should exist it ought to be in those mouzahs which enjoy Canal irrigation, and those at present happen to be assessed at a lower scale than the rest.

*5th* In November 1829, Mr Glyn proposed that the juma he had fixed on the pergannah at an increase of 13,002 Rs. should be confirmed in perpetuity. The following passages are extracted from his remarks.

#### *Ruchah*

This pergannah comprises eighteen villages and by measurement contains 1,21,799-4-7 pucks beegahs

Ploughs, Wells, and Sugar Mills 1322 Ploughs, 718 Wells, for irrigation, and 70 Sugar mills are used in this pergannah

#### *Proportions*

Representing the distribution of the gross produce (value Rs 1,44,977, 14 annas 6 pie) The gross rent 69,909 Rs. 11 ans 8 pie of the pergannah is 48 Rs 7 ans 7 pie per cent or a little less than  $1\frac{1}{2}$  of the gross produce

After deducting from the gross rent 29 Rs. 5 ans. 10 pie  $\frac{1}{2}$  per cent ( $-16,290$  Rs. 5 ans 2 pie or per Rupee 4 ans 8 pie of which  $9\frac{3}{4}$  pie is proprietors' share, 3 ans  $2\frac{1}{2}$  pie compensation for management, and 8 pie remission,—) the net rent of Government remains 53,638 Rs 8 ans. or nearly  $2\frac{1}{7}$ th of the gross produce

#### *Increase*

The last juma (40,636) was 28 Rs. 11 ans 6 pie per cent or  $2\frac{1}{7}$ th of the gross produce ; it is now raised to nearly  $2\frac{1}{7}$ th of the gross produce by an increase of 13,002 per annum, giving a total increase of 1,56,024 for the term of settlement

#### *Puttas*

I have personally distributed sunnuds specifying land assessment, instalments, &c 2,309 Biswadars, and being all Jats (those of village Islampoor excepted) are cultivators as well as proprietors of this pergannah

#### *Opinion.*

The properties and rights of all persons having been defined and recorded, and the Biswadars assessed individually, I consider this pergannah with reference to the cultivation and assessment, to have arrived at that state of maturity which qualifies it for settlement in perpetuity.

6th This letter, however, was afterwards suppressed, and something occurred at the commencement of 1830 to induce Mr Glyn to suppose that the pergannah was considerably over-assessed, so that when the settlement was finally reported for the confirmation of Government on the 10th July 1830, it appears that an abatement in the mean time had been granted of Rupees 5,723 In this letter Mr Glyn states that by an increase of 7,278 per annum the assessment amounts to one-third of the gross produce which was considered a full proportion of revenue for the pergannah

7th By the returns of the professional survey which was completed last year, there are 490 wells and 1280 ploughs It will be seen that the mussabut returns exceed these by a considerable amount, particularly in the number of wells, one reason of which may be that in consequence of the opening of the canal many have been closed or not kept in repair

8th. Mr Glyn values the gross produce at Rs 1,44,997, but upon what grounds does not appear, for it is totally at variance with the statement in the Roobacaees ; at any rate supposing that to be the produce the deduction must be allowed to be inordinately large On looking over the old letter books in the Collector's office, I find that a correspondence took place between Mr W M Fraser and Mr Glyn, regarding the assessment of Chhuprowlee, and the former gentleman stated that he had a proposal from two officers connected with the tehsil establishment to raise the juma to Rs. 80,000 and 1,00,000 respectively. Either of these however would have been too high, and a fair juma would be below those sums.

9th. The professional maps do not now give the amount of irrigation but as the wells are said to be 490, we can estimate the quantity of irrigation by allowing 15 pukka beegahs to one well. This would give 7350 irrigated beegahs which deducted from 27,281, the amount of cultivated malgozaree, would leave 20,471 beegahs as unirrigated, but in this canal irrigation is totally omitted and consequently it would scarcely be considered a fair basis on which to ground an assessment By the calculations upon this return at the rates which have been applied to the neighbouring pergannah of Teekree, viz 5 Rs. for irrigated and 2-8 for unirrigated per pukka beegah, the gross rental would be Rs. 87,928 from which if 30 per cent. is deducted 6,155 would be left as the Government juma. This is very near the amount which is obtained by calculating the juma according to a system not uncommon in that part of the country, namely by a uniform rate per beegah without specification of soil or division into irrigated and unirrigated. This is the method of contribution in Dalum and other mouzahs in the neighbourhood, and one which was formerly prevalent in Chhuprowlee. The revenue rate I would thus fix upon for this pergannah is 12 ans. per cutcha or 2 Rs. 4

ans per pucka beegah or 3-9-7 per acre of cultivation This is a method of assessment and a rate which all the zemindars in the vicinity allow to be moderate , and would make the Government demand 59,378 Rupees.

10th The first juma fixed by Mr. Glyn before the reduction was 53,638 There are two mouzahs of Chuprowlee already assessed beyond the average of 3-9-7 per acre which require no deduction, and three are so circumstanced that at present it would not be advisable to recommend any increase These are Budeerkee, Meerpoor, and Islampoor. The reasons for this exception are stated in the miscellaneous general remarks in Form No III, neither would I propose to take the full amount of increase from the rest, after the expiration of the present settlement I consider that first of all, those mouzahs which are under should be raised as high as 10 annas per cutcha beegah, or 3 Rs per acre for 5 years, and after that they should bear the full amount proposed at 3-9-7 per acre wherever they are under that standard

11th The following schedule will show the juma which is thus proposed for adoption, calculated after the manner pointed out in the last paragraph The increase thus obtained from 1253 to 1261 F S. upon the present juma is 12,106, Rs making the total juma, 60,021.

Name	Juma from	Do. from 1248 to 1252	Do from 1253 to 1261
	1242 to 1247		
Heerea, ... . . . .	2854	2854	2854
Chuprowlee Puttee D,hukoseen,	2400	2400	2400
Do Chowdhraen,... . . .	1600	1600	1600
Do D,handān, . . . .	2410	2400	2410
Do Bhewala, . . . .	1275	1275	1275
Do Puttee Jugmullān, . . .	860	860	860
Ruthonea, ... . . . .	5250	5250	5377
Sylana, ... . . . .	3092	3092	3636
Togana, ... . . . .	2723	2814	3377
Budurkha, . . . .	2850	2850	2850
Tilwara Sakin 8 Biswas, . . .	1255	1379	1620
Puttee Tilwara 12 Do, . . . .	2095	2358	2864
Nala, . . . .	4381	4961	5953
Meerpoor, . . . .	842	842	842
Kukreepoor, . . . .	2993	3816	4580
Rumala, . . . .	3871	5007	6008
Loonb, . . . .	6055	8672	10,406
Islampoor, . . . .	1109	1109	1109
<b>TOTAL, . . . .</b>	<b>47,915</b>	<b>53,549</b>	<b>60,021</b>

12th. The increase in some of the villages is very large, so much so, that I wish the confirmation of Government to be bestowed only upon the condition that the Collector of the district, at the period of the proposed alterations, entirely concides in the justice of the demand. It is at all times inexpedient to disregard contingencies and to make the tendency of merely present facts and circumstances the sole grounds of future legislation, but in this case particularly I feel considerable delicacy in positively recommending my proposed juma for adoption, since Mr. Glyn, an officer of much greater experience in revenue matters, appears to have been deceived about the capabilities of this pergunnah and was obliged within so short a time after his first settlement to acknowledge the necessity of an immediate reduction independent of this consideration it may so happen that the sandy deposit occasioned by canal irrigation will be found to deteriorate the present quality of the soil.

I have &c,

(Sd.) H. M. ELLIOT,

*Offg. Deputy Collector.*

No. 147.

FROM H. M. ELLIOT, Esq.,

*Offg. Deputy Collector, Meerut,*

To. J. R. HUTCHINSON, Esq.,

*Commissioner N. D. Doab,*

*Dated Meerut, the 6th Octr. 1835.*

SIR,

I beg to submit a few explanations of the method I have adopted in filling up my Settlement Forms.

2nd. In No. II the "total extent in beegahs," and "site of village," and "otherwise barren" is given according to the professional survey. The "service land and mafee" is set down according to the khusrah. The cultivated land also is taken from the khusrah, and to whatever extent this may be in excess, or deficiency of the cultivation in the professional map, variation will occur in the column headed "culturable." The columns exhibiting the quantity of different soils and the manner of their occupation are filled up from the khusrah.

*3rd.* As I have understood that a different practice prevails in other Zillahs, and that the cultivation of the professional map alone is taken, I feel it necessary to add a few words in defence of my system

*4th.* Unless the khusiah measurement is taken, the varieties of soil cannot be exhibited with any accuracy, and if it becomes necessary to specify them, and adopt at the same time the professional survey, the calculations are mere guess work, and less trustworthy than the worst khusrahs; where the manner of occupation is recorded in the middle of the page it is impossible to exhibit it according to the professional map, because it is beyond the province of the surveyors to enter into any consideration of the subject

*5th.* It seems absurd to substitute calculations and estimates for that which is already entered in the khusrahs and khuteounee. If the professional map is solely used for No II, it becomes impossible to fill up the columns when a mouzah is divided into separate puttees, which are entered as different numbers in the wasil bakee and settlement papers. Independent of these considerations, there cannot be any use in recording the professional returns in No II, because No IV is also devoted to that purpose.

*6th.* In No III the cultivated ruqba is written according to the professional return, because my settlement is based upon it and the assumed gross rental is calculated from it.

*7th.* In the statement of rights and responsibilities in the 3rd page the division of land is effected according to the khusrah by which alone it appears possible to show the holdings. The amount of the Ruqba divided may be occasionally more or less than the khusrah shows, because the division may have been made some years after the khusrah was drawn up, or because the brotherhood may desire occasionally to include a portion or the whole of the culturable waste, or because the proprietors may wish to divide the land in the village beegah to which they have always been attached, but if possible the khusiah is always used, and the reason of variation from it is stated in the remarks beneath

*8th.* In No. IV the professional return is solely used both for the culturable and cultivated area. From the latter the mafee according to the khusrah is deducted, and this is all the use that is made of the khusrah in No IV, except where in consequence of the new maps giving the cultivation in gross, it will be necessary to appeal to the khusrah for the quantity of irrigated land.

I have, &c.,

(Sd) H. M. ELLIOT,

*Offg. Deputy Collector.*

No 152

FROM H M ELLIOT, Esq,

*Officiating Deputy Collector of Meerut,*

To J R HUTCHINSON, Esq,

*Commissioner N. D Doab,**Dated Meerut, the 16th October, 1835.*

SIR,

I have the honor to forward the village statements and other reports connected with the settlement of Pergunnahs Pooth and Synha from 1242 to 1261 F S Of these the only Mouzahs which have been reported are in the latter pergannah, to the number of 62, the remainder consist of about an equal number of unreported and entirely new settlement

*2nd* The quality and productiveness of the soil in the two pergannahs do not vary much, though the inferiority is somewhat on the side of Pooth, particularly in the villages which are nearer to the Ganges, and have a greater admixture of sand In calculating the gross assets I have assumed 2 Rupees 8 annas per pucca beegah or 4 Rupees per acre for irrigated in both pergannahs, and in Pooth 1 Rupee 4 annas per pucca beegah, and 2 Rupees per acre, in Synha 1 Rupee 6 annas per pucca beegah, or 2 Rupees 4 annas per acre for unirrigated land. The average in these pergannahs will be found to vary but little as the casual differences are as small as the natural. The habits and condition of the peasantry are very similar, and the large proportion of villages in the possession of the talookdais, Ehadoollah Khan and Rao Futteh Singh, secures a uniformity of assessment, which perhaps would not otherwise prevail, as the juma in them has been fixed more with reference to the means of the talookdais than to the capabilities of individual mouzahs and the circumstances of the cultivators.

*3rd* As you are impressed with the belief that Mr Glyn assessed Rao Futteh Singh's villages at an inadequate juma, I feel it necessary to say a few words in explanation, not only to exonerate that gentleman from the charge, but myself also from the blame which would attach to me for upholding for the most part the settlement which he made. There is no doubt that the situation in which Rao Futteh Singh is placed exposes his actions and concerns to greater misrepresentations than other less conspicuous individuals are subjected to. Standing as he is, in opposition not only to the neighbouring landholders, but to the population of the villages under his own control, it is not to be wondered at that frequent complaints of oppression are brought before the authorities, and extreme moderation of assessments pointed out as a distinguished mark of favour conferred upon him at the instigation of designing Umlah.

4th. I was surprised to find when, in the heart of the pargunnah, I inspected his villages and enquired into the capabilities of each, that there were not many which could be declared to be under-assessed, or below the average borne by other proprietors. It should be remembered that, before Mr. Glynn's settlement, circumstances had conspired not only to raise their jumas to a full standard, but in some cases even in excess of an assessment which could be designated equitable. The old claimants to the proprietorship of almost every village had always taken care during the previous settlement to bid for each of their properties to the full extent of their means, and Rao Futteh Singh being anxious and able to prevent their acquiring a footing was generally in the field to outbid them. Of his villages therefore there were but few where any considerable increase could have been justly demanded.

5th. In some instances, where his title to the zemindaree was more ambiguous, he has exerted a deeper and more dangerous policy. He has by his opposition occasioned the juma to be raised to an inordinate amount, and allowed the zemindars to retain their villages upon the terms they have themselves offered. The consequence has been that these proprietors have fallen into irretrievable difficulties, have been incarcerated for revenue balances or decrees of Court, and finally compelled to mortgage or sell their estates to the very man who has occasioned their ruin. He has been ever ready in the time of need to step in with specious offers of assistance, has granted loans or accepted Thekas on more favorable terms than the Bunyas, and has taken advantage of that lamentable improvidence in the native character, which would throw away a birthright to celebrate a marriage.

6th. Every year was tending more and more to bring nearly the whole of Pooth and Synha into his possession, but I trust that my arrangements during the settlement will serve to render these transfers less frequent, and that the timely reduction which has been granted to some of the landholders will save their property from his grasp. Muhamudpoor, Raroa, Kurowlee, and the Puthan villages (Lehdara &c) have received considerable abatement, though I am afraid that in the end the poverty, the debt, and above all, the indolence of the zemindars will cause them to surrender their estates into his possession. The villages, however, under his management are certainly kept in good repair, and the cultivators and tenants have no cause to complain of severe and oppressive treatment. That his authority should be questioned, that he should not be able to retain possession of many, of which he is the avowed proprietor, is sufficiently accounted for by the struggle and reluctance, which must always be entertained in resigning a dearly cherished inheritance.

7th. So far as this opposition has been carried, it has been found

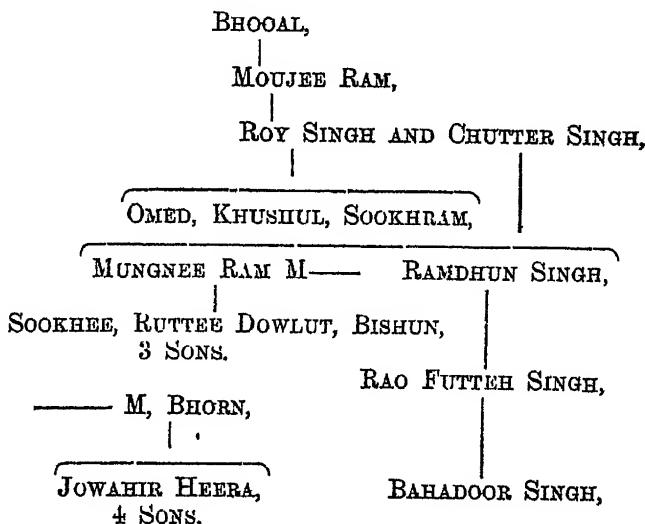
necessary to allow some claimants to continue in possession of the disputed villages, upon the condition of paying a large amount of malikana to Rao Futteh Singh, and indeed so long as these altercations, which tend to produce disturbances and affrays, remain unsettled, the assignment of malikana in all his villages is worthy of adoption as a temporary expedient. The chief objection that offers itself is the exorbitance of the terms which Futteh Singh himself imposes. He asserts that he would not resign his claim to the malgozaee in the disputed villages without an equivalent of 25 per cent upon the present juma. The very magnitude of the sum which the claimants would thus have to pay, would render all attempt at accommodation of this nature perfectly futile. For fifteen or twenty per cent as malikana, no doubt, the resident claimants would be happy to enter into a compromise; and Futteh Singh would certainly consult his own interests by accepting this amount, for at present he is represented to have about 1,50,000 Rupees outstanding against his under-tenants. Nevertheless permanent tranquillity would not be ensured by this arrangement, and nothing could finally settle the relative position of the two parties, but a well grounded decision in the Dewanee Court or by a Commission specially deputed for the purpose of enquiry.

*8th* Without doubt he has no right whatever to many of these villages which he holds. In some, Mungnee Ram, or Ramdhun Singh established their authority by mere force and oppression, and as these were not available under the present rule, their successor has adopted more insidious means either to acquire new Estates, or strengthen his hold in those which were disputed. The manner in which Ramdhun Singh obtained the zemindaree of some of the villages held in moocurruree is of course related by the present generation with the most aggravated colouring; but even allowing for native cruelty and the excitement natural to injured men, it cannot be denied that his right was acquired by the exercise of the most rigorous and cold-blooded barbarity.

*9th* At the demise of Ramdhun Singh in September 1815, when Mr. Wilkinson went into the pergunnah for the purpose of recording the zemindaree rights it is said that he ordered all present to stand in two divisions, one representing the mookuddums and inferior tenants, the other the claimants to the proprietary right. Most, through fear of Futteh Singh, or apprehension of causing an increase of juma by a disputed title, and others, through total ignorance of the consequences which would ensue by not having their names enrolled, stood on the side, of the mookuddums, and afforded no opposition to Futteh Singh's admission. The consequence was, that he got recorded as zemindar in almost every instance, and remains as such in all those villages from which he has not

been ousted by the special Commission. For the decisions of that tribunal the excluded proprietors are very grateful, many have been restored to the property of their ancestors by the judgments which have been passed, and those who delayed to file their petitions are now disappointed that the means by which they might recover their rights, have been more difficult of attainment.

10th Admitting, however, that Futteh Singh's ancestors had acquired the zemindari right, it is certain that his father had no title to succeed to most of those in which Futteh Singh is now the recorded zemindar. He was not legitimate heir to Chutter Singh commonly known as the Mookudlum, and the founder of the family and this usurpation may perhaps be alleged as an additional reason why the zemindars are so bitter in their hostility to the present incumbent. The genealogical tree, I believe, may be thus drawn out



11th Bhooal came with his brother Keshoo from Mundhoutlee in Huriana and dwelt at Clut Souna in Pergunnah Synha. The first of the family who acquired power was Chutter Singh, and the character of Mungnee Ram was well suited in those turbulent times to establish upon a firm basis the power which his father had begun to acquire. The Pergunnahs of Fureedah, Synha and Pooth were seized upon by him, and Koochesur was bestowed upon him in Jageer either in reward for his success in curbing refractory zemindars, or to bribe him to abstain from further encroachment. On his demise, Ramdhun Singh succeeded to the Estate.

12th. The manner in which Ramdhun Singh usurped the succession is generally related not without a little romantic exaggeration. The

plain truth appears to be, that when at the instigation of the Merchants of Mankie, who had been obliged to submit to frequent violence and depredations, Apisayub Khan sacked the forts of Sahanupoor, Koochesur, and Shukiateela, Mungnee Ram and his family were taken prisoners to Allygurh, and were kept in close confinement, until during the performance of a *Nauich*, while the guards were overpowered by sleep and intoxication, they were enabled to effect their escape without observation. After remaining in a field of Bajia till pursuit had relaxed, they retired across the Ganges to Sirsa, where Mungnee Ram obtained charge of the Police around Moojadabad. Some authorities state that he died at Sirsa, others at Koochesur. If the latter was the case, it does not appear whether he recovered the fort by force or persuasion. Before his death, he gave to Bhorn his favorite wife an amulet, in the inside of which was pointed out the spot where his treasure was concealed in Bhawun Buhadoo Nugguu. She agreed to resign this into the possession of Ramdhun Singh, on the condition that he married her, but after he had obtained it, he broke his promise, and was thus enabled to establish his power, and supplant the lawful heir by the acquisition of the treasure, which was found buried in the spot which had been indicated.

13th Ramdhun Singh's usurpation was of course marked by much of the cruelty attendant on Asiatic succession. He is said to have killed Ruttee and other sons and grandsons of his predecessor. The remnant of the family flew to Selua, thence to Eadnuggur, and about five or six years after they had lived in that village, they were compelled to appeal for protection to Dyajee, the Amil of Meerut, who gave them Chujjoopoor near Meerut and some other villages in Mocurree. Some other members of the family now reside at Joulee Ghoura, Bhawun, and Chutsouna, and Rao Futteh Singh has assigned to them a maintenance of 200 Rupees per mensem. They are much disunited, and a case of murder in which they were concerned a short time ago does not reflect much lustre upon the lineal descendants of Mungnee Ram.

14th It is needless of course to enquire now into Futteh Singh's rights to succeed to the talooka, nor is it my province to examine into the validity of the tenure by which, at any rate, his family claims to hold. It is sufficient that we found his father in possession of the mocurree, and that Futteh Singh has succeeded as malgozar to the estate which his father held. I will therefore proceed to the consideration of the adequacy of the juma assessed upon his villages. Having stated above that I do not consider them much under-assessed, I think it advisable to add here a list of Futteh Singh's villages in Synha, for which engagements at a considerable increase have been proffered by Ehadoollah Khan, the Talookdar of Khanpoor, &c. &c.

No in No IV	NAME OF VILLAGE	Pri- sent Juma	Proposed Juma	In- crease	No in No IV	NAME OF VILLAGE	Pri- sent Juma	Pro- posed Juma	In- crease.
56	Bukapoort Siana,	1101	1501	400	41	Mahew,	1101	1601	500
52	Ikhshree,	501	1002	501	44	Muhumed Ullee-			
53	Nauthpoor Bhampoor,	992	1,000	606		prae Oorf Nema-			
51	Dehra	661	1000	339		pal,	248	359	102
49	Blueroutee	385	425	40	69	Mokree Keroulec,	2450	3500	1050
50	Bhuwan Bahadoor- nuggui Khan Je- harpore,	2500	5000	2500	13	Mundowna Jaterabad,	2084	4000	1916
						Nesmika,	1255	2200	945
33	Bhaunakhoor,	731	1500	769	47	Nekhobe,	656	1200	544
67	Dhurhana,	2018	3000	982	61	Palee	912	1212	300
34	Blynclepoor,	851	1100	249	36	Pehala Ikhlaspoor,	1053	3500	2417
55	Boundia,	451	1200	749	35	Salampore,	1001	2501	1500
45	Bunowlee Basdepoor	1800	3500	1700		Muthumal Punah-			
24	Chandpoor, Pothee,	1010	1500	490	18	pore Oorf Samklee,	313	800	487
46	Clutsouna Ulleer	2207	4000	1793		Salehabad Oorf	565	1000	435
30	Jungouthe,	600	1200	600	26	Donbehria,			
68	Dulpurpoor Monkte- sinia,	225	450	225	25	Sehna,	611	800	189
42	Gulaubnuggur,	519	550	31	60	Syddoor,	2421	3000	579
15	Hajeepoor Rowa- nakheria,	1931	3000	1069	12	Taambee,	217	350	133
84	Joulee Ghoura,	979	2000	1021	59	Tubra,	366	700	334
20	Khelee,	425	600	173	37	Maqurnibpore Oorf			
40	Khunkalee,	1001	1201	200		Lutjapore,	1200	2000	800
19	Kuboolpore Oorf	900	1200	300		Wullepore	401	501	100
	Lotah					Khad Mohummug-			
28	Kurkoria	310	400	90		g u i Bhalooi-			
5	Bulad doo ipoor	180	350	170	43	poor, Buldooleh-	2170	4000	1830
	Djam Oorf Me- huspore,					poor Moozufu- niggur			
41	Mahow,	1101	1601	500		Singh jugliphore,	1155	2500	1345
						Rewanee kuttree	1650	3500	1850
						TOTAL	14017	70,494	32,417

15th Now, as Ehadoollah Khan is a devoted enemy of Futteh Singh, we have good reason to suppose that this proposed juma is the utmost that could, by any possibility, be demanded, and indeed he confessed to me that he reckoned the surplus of this juma at about 10 per cent, so that if we allow 30 per cent for profit, expenses, and malkana, the proposed increase will be reduced at once one-half, and after making other deductions on account of family feuds, over-estimates, and rack-renting, we shall find that this augmentation will shrink to but a small item. Mr George Bud in Golundshuhun was, I believe, in the habit of allowing 35 per cent as deduction from the assumed gross rental in the talookadaree villages, and if this rate were to be applied to these mehals, the net increase would of course be still further diminished.

16th. Being, however, myself of opinion, after minute enquiry and examination, that some increase was necessary, I have proposed in the reported villages of Synha, to augment the juma of 12 mehals by a sum of 4212 Rs. according to the following scale, showing the amount of increase on the last year of settlement.

No.	Name of Village	Juma of 1242		In- crease
		F	S	
18	Salehabad Oorf Doobehra,	665	801	136
31	Mundouna Jafeiahad,	208	2500	416
33	Bhainsa khool,	731	1001	270
34	Byneepoor,	851	1001	150
37	Khad Mohun Nuggui Buhadoorpoor Ubdoolehpoor Moozuflu nuggur,	2170	2800	630
38	Sing juguthpore,	1155	1501	316
45	Buwlower Basdeopoor,	1800	2100	600
50	Bhuwun Buhadoor nuggui Khanjchanpooi,	2500	3001	501
55	Boundia,	451	651	200
56	Ankarpore, Synha,	1101	1501	400
58	Doorveishpore,	186	301	115
61	Pepalali Ikhlaaspoor,	1033	1501	448
<b>TOTAL</b>		<b>14,747</b>	<b>18,959</b>	<b>4,212</b>

17th Taking all circumstances into consideration, I am persuaded that this increase is quite sufficient. If the settlement of every village were to be annulled, and a higher jumā demanded, I am afraid that it would have very much the appearance of persecution. I have preferred selecting a few, where under-assessment was unquestionable, and have proposed that they should be charged with an appropriate amount of revenue at different times before the expiration of the present settlement, and if this proposal should meet with approbation, Futtéh Singh cannot, I think, hereafter be charged with bearing less burden than his neighbours. Out of the number of jumas thus selected, those which were lowered by Mr. Glyn will be raised to their former amount from 1245 F S

18th. In two of his Hapoors villages I have increased the juma about 1,000 Rs. In his Pooth villages, I have taken a similar amount and my measures in that pergunnah have had the effect of redeeming many estates which were mortgaged to him. Day by day also he is losing his villages as the claims of the true zemindars come to be substantiated; and so much has he lost in this manner, that the juma which he now pays does not much exceed the moccurrencee of his father, notwithstanding that when Mr. Colin Shakespear settled the Ilaka in 1815, he trebled the juma in the following manner.

Moccurrencee juma	1223	F S	1224	F S	1225	F S	1226	F S	1227	F S
39,716	—	—	1,26,703	1,29,289	1,31,849	1,34,602	1,37,639			

19th In the Sydpoor Villages, moreover, which have remained with Futtéh Singh, the highest of the two jumas fixed by Mr. Glyn has

been taken as well as in those, (Nisurka, &c &c) belonging to Futteh Singh, and came by your orders a second time under revision, in consequence of the remonstrances of the Sydpoor zemindars

*20th* The only settlements made by Mr Glyn in these two pargunnahs which I have felt it necessary to annul are, in Synha, besides the 12 villages above-mentioned, mouzahs Kurouthee and Joulee Ghoura, one on account of an oppressive, and the other, on account of an inadequate juma, and in Pooth, mouzahs Bakurpool and Kamgapool Kuroulee, both on account of the severity of the former assessment

*21st* In pargunnah Pooth, notwithstanding that I have assumed for my calculations a lower rate, some of my settlements will be seen to exhibit a higher average than prevails in pargunnah Synha, but most of those which are thus circumstanced will be found, upon examination, to be decreased jumas, and the reasons for retaining rather a high average in these are detailed in my General Report

*22nd* The effect of the settlement of these two pargunnahs under Regulation VII 1822 and IX 1833 has not been favorable to the Government Revenue. In Synha, my own settlement shews an increase of 1,125 Rupees, as compared with the average of the last 5 years, but the Grand Total of the whole pargunnah exceeds the average of the last 5 years only by the small sum of 312 Rs. In Pooth, a decrease of 1,435 Rupees has been granted on my settlement, and on the whole pargunnah a decrease of 3,982. This is the only pargunnah I believe, in which the Government Rent-roll has been lowered, but the increase now proposed in Rao Futteh Singh's village will leave the juma much about the same as it was previous to the revision of settlement

I have, &c,

(Signed.) H M ELLIOT,

*Offg. Deputy Collector.*

No 140

FROM H M ELLIOT, ESQ,

*Offy Deputy Collector, Meerut,*

To J R HUTCHINSON, ESQ,

*Commissioner N D Doab,**Dated Meerut, the 31st August 1836*

SIR,

I have the honor to forward the following Remarks for your perusal being explanatory of my proceedings during the operations of last season.

## PRELIMINARY REMARKS

1 The District of Meerut consists of 27 pergannahs, of which only 1 whole pergannah had been settled before I commenced my operations I am now happy to report that 20 are completed, and will very shortly be sent up for the confirmation of Government The 7 pergannahs however, which remain for settlement, namely, Meerut, Baghput, Lonee, Dusnath, Jululabad, Siruwa and Bhojepoor, pay about the same amount of Juma as the 20 which are settled, and leave sufficient work for one more season

2 Out of these 7 pergannahs many villages have already been settled, but the examination of the adequacy of the juma which has been fixed upon them, will of course accompany the revision of the unsettled villages The following statement will render manifest at one view what has been completed, and what remains for revision It includes the villages in the Bala Baee's Jageer which have lately lapsed to Government, and which have been assessed at a juma of 65,257 Rs.

*Settlement Work completed during the season of 1834/35.*

No of Pergannahs	No. of Mouzahs	Amount of former Juma.	Reported.		Unreported		Annulled		New.		Mocurrusee		Total amount of present Juma
			Mouzahs	Juma	Mouzahs	Juma	Mouzahs	Juma	Mouzahs	Juma	Mouzahs	Juma	
20	823	7,08,811	189	1,75,465	316	2,53,689	41	50,226	271	2,52,578	6	698	7,82,656

*Settlement Work remaining for 1835-'36*

No of Pergun- nahs	No of Mouzahs.	Reported		Unreported		Unsettled		Total Juma
		Mouzahs	Juma	Mouzahs	Juma	Mouzahs	Juma	
7	921	302	2,24,350	253	2,30,220	366	3,41,223	7,95,799

3 The operations of the season 1834-35 may be considered satisfactory, since a juma of more than seven lakhs of Rupees has been carefully examined and revised. The trouble which the reported villages have cost me is fully equal to that which has been bestowed upon the unreported and newly settled.

4 The professional survey has been completed in the 20 settled pargunnahs with the exception of five or six villages, which on account of unadjusted boundaries or distance, have been omitted. The unsurveyed villages in the remaining seven pargunnahs will, I trust, all be finished before the close of the season 1835-36, so as to admit of my completing the settlement of the whole district.

5. The collections of Zillah Meerut have always been realized with facility, and there is every reason to suppose that the juma has not pressed heavily on the resources of the country. Considerable variety prevails in the fertility of the several pargunnahs, those which are between the Kulee Nuddee and Ganges being poor and sandy, while those near the Jumna are chiefly of a rich black soil, producing sugar cane, tobacco, cotton, and other superior products, and assessed at an average considerably higher. The natural advantages of the Western side of the district have been considerably improved by the opening of the Doab Canal, which, though it injures the soil after the second or third year by a sandy deposit, has had the effect of causing all the waste in its neighbourhood to be reclaimed, and yield abundant harvests.

6 The district is favorably situated for the prosecution of agricultural trade, Meerut and Hapoorn in the heart of it, and two navigable rivers on its borders, with a large grain mart on each (Gurmukhtesur on the Ganges and Shadera on the Jumna) afford great facilities for the disposal of its produce. From the northwest, where sugar cane is chiefly cultivated, Goor is transported to Bhewanee on the other side of the Jumna.

in great abundance, whence it is again distributed to the south and west. Indigo has never been cultivated to any great extent, and in consequence of the failure of the Agency Houses and the abandonment of the few factories in *Pooth Secanuh*, it is now seldom or never cultivated.

#### SETTLEMENTS COMPLETED.

7. With the exception of 18 villages which were settled under Regulation VII, 1822 by Mr Tulloh, the whole of the revised settlements have been effected by Mr Glyn, partly under Regulation VII 1822, and partly under Regulation IX 1833. The division of these into reported and unreported is shown in the columns of the statement in paragraph 2, but out of the whole amount already settled, only 1,23,938 Rupees of jumia have received the confirmation of Government

8 I cannot precisely make out upon what principle Mr Glyn conducted his settlements. The rates in most of the Roobacarees I have seen, appear to have been formed merely as a matter of account by the well known *bachh* process. The calculation of total assets which had been prepared before my arrival in the new Forms for the Regulation IX settlements, was fictitious, for 30 per cent was invariably added to the juma, so that, as was stated in my letter dated 21st June 1834, the jumabundee was formed from the juma, not the juina from the jumabundee. In short Mr Glyn appears to have been guided by general considerations in forming his settlements without entering into any details for the purpose of computation.

9 The discretion with which I was invested of altering the juma fixed by Mr Glyn in the unreported cases, was exercised with the greatest care and delicacy, for as the zemindars do not exactly understand the nature of the control over the acts of its agents which is vested in Government, and consider the juma once fixed by the Collector as unalterable during the currency of the lease, I was fearful of encouraging the slightest notion of a breach of faith, and it was only in instances where inordinate loss would have accrued to Government, or collusion between the zemindars and the former Omlah was unquestionable, that I ventured to annul Mr Glyn's proceedings, and make any alteration in the juma he had taken. The number of mouzahs thus altered was 41, assessed at a juma of *nearly* 50,000 Rupees. The records in most of the unreported settlements were found very incomplete, but as they have been now carefully reconstructed, there is no occasion to dwell upon the subject.

#### RATES

10 In a district where *Bataas* chiefly prevails, and where, if money rates are in existence, they are formed merely by distributing the

Government demand by *bachha*, over a certain number of beegahs, it is difficult to fix a satisfactory standard of payment for the various quality of soils. Enquiries, however, amongst zamindars and putwaries, and the conversion of average produce into the market values, enable a Collector to approximate to a money rate which is as accurate as any one that a zamindar himself could form. The rates per *pucha* beegah thus obtained in this district are exhibited below, *they* cannot be considered exact, but at the same time are likely to lead to more equal and just results than enquiries founded on minute investigation of details.

	R	A	P	R	A	P	R	A	P
Irrigated,	2	4	0	3	0	0	4	0	0
Unirrigated Dakur,	1	0	0	1	8	0	2	0	0
" Seota,	0	12	0	1	0	0	1	4	0
" Bhoor,	0	8	0	0	12	0	1	0	0

I have retained the *pucha* beegah in this computation being the standard which is adopted in native calculations. It is easily convertible, if necessary, into acres. The *pucha* beegah being 625, or five-eighths of an acre.

11 The formation of these rates was facilitated by my having procured a large book which was drawn up at the demise of Raja Nyn Singh, exhibiting accurate *jiyansir* rates of all the villages in his mohurries, which extended over six pargunnahs, as well as by a statement which every Canoongee was required to give in of the *Shuruhs* prevailing in every village of their respective pargunnahs.

12 These rates, however, were not applied generally, but only in individual cases. I adopted as a preferable method in every pargunnah a rate for irrigated and unirrigated, without specification of soil, allowing myself to be guided by the opinion of the zamindars, rather than rely totally upon the *Khusraths*. From personal inspection of the soil in several villages, I was satisfied that these documents, while they were extremely accurate in the measurement of the area, frequently registered incorrectly the quality of the soil. This is not to be wondered at, for independent of the mohurir's inability to classify the soils, now that the professional maps give the measurement, it is the only method left to them by which they can earn a fee.

13 Having ascertained by detailed enquiries regarding produce, a moderate pargunnah rate both for irrigated and unirrigated land, I tested it by a variety of methods, so that before it was reduced to practical application, I became pretty confident that it had attained a degree of correctness which would warrant the adoption of it as the basis of my calculations. One method on which I placed the most confidence, was the examination of summary suits. On my first arrival at Meerut I drew up

an abstract of every suit for rent which had ever been entertained in the Collector's Office. The claims were of course always for money fixed at a moderate exchangeable value for *Bulree* produce. These rates were much to be relied on, for they of course had been given in by the *Putwarrées* without any idea of their being applied to these purposes. The examination of these suits has been urged upon the notice of Collectors, but has not, I believe, been much attended to by them. This is a matter of regret, for if properly conducted, it is calculated to afford him the most material assistance.

14 Another comparison to which I subjected the rate was, after having ascertained about 6 or 8 villages in a pargannah which were universally allowed by the zemindars to be assessed at a proper standard, and represented by the tehsildars to pay their revenue with ease, I applied it to their irrigated and unirrigated areas. When I found, as was generally the case, that, after deducting 30 per cent, the calculation brought the amount very near the present juma I have some reason to be confident of its accuracy, if otherwise, I sought for reasons to explain the discrepancy.

15 Out of these selected mouzahs there are most probably some which have been settled under Regulation VII 1822, so that it is satisfactory to know that the new settlements have been tested by comparison with those which were formed, or supposed to have been formed upon a careful examination of field rentals and detailed enquiry of every kind. The assessments, however, of these mehals are not all equally correct, and the application of the pargannah rate to them frequently enables one to detect the fallacy of certain assumptions which have been vented in their formation.

16 This rate, when fixed, was applied to the neighbouring pargannahs in which the soil and other capabilities were equal, and when it reached a point at which some new variety or other order of circumstances met my view, I either raised or lowered it as my judgment dictated. In this way I have made one rate for two or three pargannahs, and only calculated a new one, when reason seemed to demand it.

17 The calculations were generally made upon the cultivated area of the professional maps, except in particular instances, where I had reason to be satisfied with the *khusrāh* returns, and had ascertained that the increase of cultivation which they exhibited, was likely to prove permanent, wherever the *khusrāhs* show a decrease of cultivation I have invariably assumed the area of the professional survey. In some instances these documents show a large increase which is merely temporary. The season of last year was so extremely favourable, that everywhere large patches of waste were turned up for the *khurreef* harvest.

by merely driving the plough between the roots of dhâk jungle, and sowing *Oorud*, *Tul*, *Bajra*, or *Juwari*. Unless a succession of favorable seasons were to recur, it is not probable that these lands will long continue under cultivation, and although in fixing my assessment, I have always taken into consideration this facility of extending the culture, I have not assessed them as if they were permanently under the plough.

18 The rates have always been formed on the *khusrâh*, wherever, in consequence of undecided boundary disputes, two mouzahs had been measured together by the professional survey, as well as where a village was notorious for possessing a larger quantity of superior soil than fell to the lot of other villages in the pergannah, or wherever a mouzah was divided into distinct *puttees*, and it was necessary to fix a separate juma upon each. With these exceptions, the basis of the assessment has been the professional survey indeed, I could not have used the *khusrâhs* generally for two special reasons, one, because many of those that were prepared the year before my arrival, did not, through the negligence of the writer, exhibit the varieties of soil; and the other, that during this season's operations, my settlements frequently preceded the field measurement.

#### MODE OF SETTLEMENT

19 Having thus ascertained what I had reason to suppose was a fair rate, I commenced my settlement of a pergannah. The averages on the total and cultivated area being drawn out, my attention was immediately attracted to those which were exorbitantly high or unreasonably low, and every enquiry was instituted to ascertain the occasion of those inequalities. Before I commenced my public settlement a few days were devoted to private communications with the zemindars. The proprietors of each *mehal* were heard separately, and in private, they were invited to inform me of the circumstances of every village in the pergannah from beginning to end. Every encouragement was given to them to deliver their sentiments without disguise or reservation, and I allowed no Government officer to be present. I never betrayed to one man what I had heard from another, and in this manner their opinions were delivered so freely, that when the several accounts were balanced one with another, after making allowance for enmity or difference of caste, I became thoroughly acquainted with the circumstances of every village.

20 When I was satisfied from this information that a village was assessed too high or too low, I visited it personally to find out if I should be warranted in raising or lowering the juma, and I believe I may safely say that, of all the villages in the district, the jumas of which have been altered or proposed for alteration, there is scarcely one that I have not visited myself. This unreserved communication with the zemindars and

cultivators is calculated to inspire the settling officer with the strongest confidence, so much so that, without calculating any peigunah rate or drawing out a *jumabunlee* he might fix his juma with great accuracy from these local enquiries alone. After these investigations were concluded, I deducted from 20 to 50 per cent from the jumabundee according to the circumstances of each village. I usually deducted 30 per cent, and have stated my reasons in the miscellaneous remarks, when I varied much from this amount of deduction. This however is a mere matter of account, and may be easily dispensed with as it only tends to mystification.

21 When a mouzah has hitherto paid its revenue with ease, and no cause whatever exists for abating it except the fact of its paying a higher average than prevails in the neighbourhood, I have not thought it necessary to lower it. I may instance Sissowlee in peigunah Shikarpur as one of the strongest examples of this nature. My reasons for retaining the former juma are fully explained in the miscellaneous remarks appended to No 3.

22 In villages where my calculations would have warranted me in demanding a small increase of about 10 or 20 Rupees, I have generally retained the former juma, particularly where in former settlements it had been subject to a periodical increase. It has been the universal complaint, though much less in this than in other districts, that settlement after settlement some addition has been taken as a matter of course, and the increase of even 50 Rs appears to have been formerly a passport to favour, which few Collectors had the courage or humanity to resist; a careful comparison of each new settlement with the former, will prove this assertion, and here where the title to so many zemindarees is litigated, there has been ample scope for the exhibition of this zeal. Even now, there is scarcely a disputed zemindariee in the whole of *Nelchah* and *Pooth Seeanh* in which the juma could not be doubled by inviting the tenders of different claimants, and forming a settlement by auction.

23. These petty augmentations occasion considerable dissatisfaction, and make it appear as if it were the Collector's avowed object to gain some increase any how. The moral effect of retaining the former juma if possible, is not unworthy of consideration, stability is thus changed for fluctuation, and generates a feeling of confidence in Government and gratitude for its moderation, which it surely is not unwise to encourage. By this wholesome measure no loss accrues to Government, for it is obvious that if sometimes the usual calculations would warrant a small increase, they would also occasionally warrant a small decrease; but as neither has been carried into effect, the Government demand in those instances remains as it was; and even if the adoption of this plan

were attended with any loss, it would be amply compensated by its manifold advantages

24 Regard was always had to circumstances which should have due influence in fixing an assessment, such as the state of the village, whether deserted or in good repair, the prevalence of *pulhee* cultivation, the amount of culturable waste, facility of land or water carriage, the past fiscal history, the nature of the soil; the caste of the cultivators, the unanimity or discord of the community, the depth of water, the population of the villages, previous alienation of rights and the vicinity of marts. I have not granted extra remissions to the talookdars, for although they are subjected to heavy expenses for their own luxury and convenience, yet the charges of appraising crops and collecting fall upon each village in the talooka, and as they have large stores of corn at all times in hand, they can throw it into the market at favorable opportunities, and are not compelled to submit to the extortionate demands of usurious Bunyahs. Independent of this, the rate which they fix upon the several crops is rather higher than that which prevails in the neighbouring villages.

25 In melials where the Government Revenue has been very much enhanced, I have generally allowed large remissions, in some instances extending to 50 per cent, and in none has the profit been calculated at less than 20. It is obvious that, had but 30 per cent been deducted in all these instances, the Government juma would have pressed with undue severity upon the resources of some of the proprietors. For the same reason where I have granted a decrease, I have seldom allowed a remission of 30 per cent, for although a village may have been, with reference to others, too highly assessed, yet if it has continued to pay the juma, notwithstanding it may have had to contend with difficulties, yet the sudden remission of a large sum may not only not be required for its immediate relief, but may be apt to generate discontent in the surrounding villages which may have been treated less leniently in the present settlement.

26. That which is a liberal allowance and affluence to some men is ruin to others. If, for instance, there are two mouzahs corresponding in every respect to each other, each of which should be assessed at a juma of 1,000 Rs., but of which one only pays at present 500, and the other 1,500; it is manifest that the increase in the former case would reduce the proprietors to indigence; would deprive them suddenly of all the substantial comforts they had been able to enjoy, and would degrade them from the respectable position they had hitherto held in society; whereas the abatement of 500 Rs. in the latter case would be, perhaps, much more than is requisite, would leave them in comparative affluence, and enable them by a sudden revolution to change places with the other party. In these cases it is not advisable to increase or abate the Government

juma to an indefinite extent, and it is as impossible to assume one invariable standard of deduction, as it would be to have but one rate for the whole district.

27 For these reasons the results of an examination into the settlement averages may prove fallacious. The statement of averages, if before the Collector previous to settlement, is of infinite service, as it calls his attention instantly to those jumas which appear to be too moderate or too severe, and it becomes his duty to make particular enquiries in those instances he may very possibly find reason for retaining them as they are, so that the average will remain the same. The mere circumstance of a pergunnah being settled at a uniform average is no criterion of a just settlement the application of the average rates is most useful as a check, and greater confidence may be reposed in a settlement where the averages, if they are various, can be accounted for, than in one where a uniform rate prevails throughout every mehal. In the latter case you may have good cause for suspicion that the average is the sole basis of assessment, which has been fixed without any reference to individual enquiry, and in short is more likely to have been done in the closet than from intimate communication with the parties most deeply concerned. My own averages are as uniform as possible, but they will still exhibit considerable variation, never however without due cause assigned, and although my deductions from the *jumabundee* vary from 20 to 50 per cent., I believe it will be found that the juma of a pergunnah, as now fixed, is not far from the sum that will be found by calculating the whole cultivated area at the pergunnah rate, and deducting 30 per cent. from the amount.

28 Having fixed my juma with reference to all the considerations above enumerated, a day was appointed on which the sums would be notified and engagements taken. This was always done in the open air, while hundreds of zemindars were sitting around me, so that every one at the time of settlement might advance his claim to be admitted to engage, and that no undue influence might intimidate him from coming forward. In this manner the engagements for as many as 50 villages have been taken in one day. The zemindars had a confidence in the calculations and enquiries that had been made, and acquiesced readily and without compulsion in the juma I had fixed.

29 In no one instance has my juma been a matter of negotiation, or been increased or diminished according to the temper or remonstrances of the zemindars any party was at liberty to object, but when his reasons were stated, I was generally enabled to give mine in return. I gave them leave, if they chose, to refer my juma to a *punchayat*, and promised to abide by their decision. This was done in only 9 instances,

in eight of which my juma was declared moderate, and in one I was compelled to grant an abatement. I never allowed the zemindars in disputed cases to bid one against another, or at least never accepted a juma which was thus raised by a most unjustifiable and unprincipled method. From motives of revenge, or a desire to gain possession, a zemindar will be stimulated to offer much beyond what he is able to pay, and to have listened to these demands, would have been ministering to their worst passions, and eventually have conducted them to misery and a jail.

30 After the engagements were taken, I remained a few more days in the pargannah to hear miscellaneous claims, and to draw out a record of the manner in which the sharers intended to distribute the juma amongst themselves. This could be done however in very few cases, as it was seldom that all the zemindars of a village were present at the same time.

#### TENURES

31. The nature of the tenure in each village is fully and accurately explained in Form No III. In some instances it is difficult to decide which is *zemindaree* and which is *putteedaree*, and in the absence of any authorized definition it is necessarily left to the discretion of each officer to class them as he thinks proper. Provided the tenure in each case is correctly defined, it matters little what name is given to it, and although the subject has undergone much discussion, little importance can be attached to it, and every accession of information only seems to involve the matter in greater uncertainty.

32. The fact is, whatever definition may be given, it will not apply equally to every zillah. Some little peculiarity will, perhaps, be found which would exclude each tenure from the limits which had been assigned to it; what one man includes under *zemindaree* another calls *putteedaree*, and one includes under *putteedaree*, what another calls *bhy-acharee*. In short it is much easier to give a negative definition, and to say rather what a tenure is not than what it is; to point out the incidents which do not apply to each, rather than those that do.

33. The Sudder Board of Revenue on deputation, during the discussions in 1831 and 1832, resolved the tenures in the Western Provinces into *Zemindaree* and *Putteedaree*, stating the proprietary interest in the former were usually specified in the fractions of a *rupee*, and in the latter (in which rights are more immediately connected with the possession of land) in the fractions of a *beegah*. From this definition an eminent authority dissented as not being sufficiently comprehensive, because it did not include the *tulookdarren* tenure "in which, as it prevails in the unsettled provinces, there existed undoubtedly a right of property, though

that right is not specified either in the fractions of a rupee or beegah." This, however, is a mere distinction without a difference, for when a man possesses an integer, it is not usual to express it in fractions, and the *tulokhdaree* tenures which came under observation were undivided because there happened to be but one proprietor had there been more, then rights would, I conceive, have been expressed in the fractions of a rupee or beegah.

34 It appears, however, to be quite immaterial to the character of a tenure whether the right of property be expressed in the fractions of the one or the other, but whether immaterial or not, the Sudder Board's definition will not apply to the proprietary interests in this zillah, because no right is expressed in the fraction of a rupee whether in a *zemindaree* or *putteedaree* village. I have myself sometimes directed the proprietors to express in the fractions of a rupee the proportion of the Government juma they would pay after settlement, but this was only done to prevent those disputes which frequently arise after the juma is made known, but generally admit previously of amicable adjustment. If a sharer finds the juma unexpectedly low, he will put forward some extraordinary claim which otherwise would have been suffered to lie dormant, if unexpectedly high, he will be content with what he has hitherto enjoyed and which probably constitutes his sole rights.

35 In one of the puttees of mouzah Teekree I have met with a division in the fractions of a rupee, which however only has been used because no record has been preserved regarding the portion which it formed originally of the whole mouzah. In a few of the Syud communities also where the proprietors have been scrupulous about allowing themselves to be recorded as holders of a certain fractional share, in the absence, and to the detriment of others whose right is included in that share, when they have divided the payment of the juma amongst themselves, they have done so in the fractions of a rupee, still keeping the whole village liable for revenue balances, so that wherever the fractions of an anna have been used they confer no right whatever of property, and rather denote its absence than existence. The exceptions which have been noticed serve to show that the system of anna divisions was never prevalent in this district. There is, however, one remarkable method of registry adopted in the north western part of this district which should be mentioned in connection with this subject, not only for its peculiarity but because it may perhaps be considered in the light of an anna division. I allude to the practice of sub-dividing shares upon one hundred as the radix, so that if a man possesses one fourth of the village, his share is recorded as 25. again if he has one eighth, his share is recorded as 12 and 8 annas. In this case the rupee is the nominal unit, and in this case only is the division in the fractions of a rupee not spurious. This

method is commendable for its simplicity, because a mouzah can thus be minutely sub-divided before the fractional intricacies commence, and is so far preferable to the *biswa* division.

36. The *bhyacharee* tenure has been asserted by Mr H Mackenzie to be one in which the shares are liable to a repartition either periodically, or at the demand of a certain number of sharers, now although there are unquestionable *bhyacharee* estates, and many, in this district, yet they are none of them liable to periodical repartition. It is evident that all these attempts to refine upon a matter in which so many nice and subtle distinctions should all be taken into account, and in which one universal unerring character does not enter, only tends to confusion, and gives an appearance of accuracy which minute enquiry does not confirm.

37. I have contented myself with considering that, wherever the land of a mouzah has been actually divided, or the extent of a share's interests is limited by the quantity of land in his possession, or where it is held in severalty by men who have no other bond of connexion with each other than the necessity of fulfilling a common obligation, the tenure is *putteedaree*, that the same minutely sub-divided is *bhyacharee*, and where there is no division of land, but only a right to a certain portion of profit or juma expressing in fractions of a beegah that the tenure is *zemindaree*. As this word however is applicable to every holding, it would be more comprehensible if this tenure were denominated *biswadaree*; yet the word *biswadaree* in this sense will by no means admit of universal application, because in many places it is used to signify a tenure in which the lands are separate.

38. If *putteedaree* and *zemindaree* are considered merely as distinct modes of collection, it may be said that the *putteedaree* is one in which the *bachh* method generally obtains, and a *zemindaree* mouzah may be classed as one in which rents are collected according to stated rates without any reference whatever to the amount of juma, and that the profits are distributed either amongst all or only a few of the proprietors. But an objection against this definition may be found in the fact that a village which has 5 *puttees* may still collect in the *zemindaree* method within each *puttee*, and yet surely it cannot be asserted without a direct contradiction in terms that a village with 5 *puttees* is not *putteedaree*. In short the distinction will vary according to the meaning supposed to be conveyed by the specification of tenure; if it is regarded as a mode of record, I believe my opinion is not inaccurate, if as a mode of collection, then they may be classed in the manner above-mentioned.

39. I conceive that a *putteedaree* tenure implies that there is a *puttee* or portion of land, otherwise there would be no meaning whatever in the title; and not only is this conformable to the settlement forms,

but the zemindars themselves also comprehend it in this light. If this reparation of land is allowed to be a necessary incident in the *putteedaree* tenure, it would not be difficult in this district at least, to draw a line which will be sufficient for all practical purposes, and a distinct impression will be conveyed of the meaning attached to the title.

40 In what I had considered *putteedarer*, the hereditary interest of individuals will be often, but not always, disregarded, and possession alone be considered as constituting right. I have said "not always" because in some villages the *puttees* have been marked off according to the hereditary share, but in others the one bears no proportion to the other. It is difficult to show why in particular villages hereditary right has been set aside. It may have arisen from the partition having taken place during the absence of some of the sharers, or the interest and power of some have enabled them to assume a larger portion than they would have been entitled to according to the genealogical tree; however this may have occurred, it is now of little importance to consider, but upon examination it will generally be found as the distinctive feature of the tenure, that proprietary right is limited to actual possession of the land.

41 Lord W Bentinck in his minute of the 26th September 1832, has declared his opinion that the tenures in the Western Provinces were all originally *putteeduree*. This will be true if the *putteedaree* merely be considered (according to the meaning attached to it in the province where it first came into notice) as joint property in estates, but certainly will not apply if the definition mentioned above be admitted. Our own records show every day the conversion from *zemindaree* to *putteedaree*, and a great part of the district is by a rapid transition now changing from one tenure to the other. This is not difficult to account for, the security which is experienced under our Government has had an evident tendency, although its influence has been more passive than active, to produce this effect. In proportion as the sharers in a *zemindaree* village multiply, the greater is the probability of its becoming *putteedaree* or *bhyacharee*.

42. During the misrule and disorganization of former Governments it was necessary for the brotherhood to combine for the purpose of resisting the unlawful encroachments of their neighbours, and the attacks of predatory hordes; it was not the interest of a party to have his separate share divided off, which could be of no use to him so long as he could not protect it from violence. Union was the only object, and one man was frequently put forward to engage for many villages.

43. Afterwards when the system of our Government afforded protection to the inferior proprietors, they were anxious to come forward

to have their shares separated, and to be freed from the authority of the head man of the village. But the most extensive changes have been effected in the tenures through the operations of the surveys and settlements under Regulation VII of 1822. This effect has not generally, I believe, been observed, but in most instances it is easily traced. It has converted *zemindaree* into *putteedaree*, *putteedaree* into *bhyacharee*, and undivided *bachh* tenures into one or other of the latter, and though in many respects this division of rights and interests is desirable, yet it has certainly dissolved the harmony of the communities, and created a diversity of conflicting interests, while a self-sufficient independence and an exemption from salutary control have been substituted for mutual reliance and subordination. How far it may be desirable to countenance this total separation of interests deserves consideration, for more evil than good is likely to spring from its accomplishment.

44 Some tribes have a greater inclination for the division of their land than others, and this effect is easily to be ascribed to their peculiar propensities. The Jats, for instance, on account of their fondness for agricultural pursuits, generally prefer the *bhyacharee*. The Tuggas either *bhyacharee* or divided *zemindaree*. The Rajpoots, Puthans and Syuds, being too insolvent or proud to cultivate much themselves, generally prefer the *buswu* division, and the Goojirs, being much addicted to thieving and more indifferent than any other class, scarcely ever have a *putteedaree* division, and very seldom subdivide a *zemindaree*. They are usually allowed to resume their own share after a long absence or sojourn in a foreign land, which right would be contested by the other classes, amongst whom the relinquishment of a share for any length of time is reckoned a virtual defeasance.

45 Although it has been declared above to be the passive tendency of our system to change *zemindaree* into *putteedaree*, it does not follow that the contrary never occurs. For example, one *puttee* of Ajiarah had been converted at Mr. Glyn's settlement into a *bhyacharee* tenure, but when it was found that, through one man's absconding and the inability of others to pay their quota, the proprietors could not maintain the system of several responsibility, they dissolved it, and the *puttee* has again reverted to the former method, paying through one proprietor without division of either juma or land.

46 Whenever also an auction purchase of a *putteedaree* estate has occurred, it has of course speedily assumed the form of the *zemindaree* tenure, while the proprietors still continue merely as cultivators with right of occupation, though their power of transfer and real proprietary interest is of course lost. But I am happy to say that this district has been very little affected by auction sales, and comparatively few interests

have been transferred since the conquest From 1213 to 1233, F S inclusive, only 38 villages had been sold, both for arrears of revenue and decrees of court

47 Indeed it is matter of astonishment that, notwithstanding the vicinity of Meerut to the scene of perpetual revolutions and anarchy, almost all the landed proprietors trace their descent from periods long antecedent to these very revolutions The *Chourasées* (or 84 villages equivalent to the saxon hundreds) which are mentioned in Tod's Rajasthan, may be considered to exist in almost their pristine integrity amongst the *Rajpoot* and *Jat* communities, and the subdivisions into 42 and 12 villages are still more frequent The head man of the chief villages in these communities is still looked up to as a superior, to whom all others of the clan owe allegiance, and are scarcely considered to be endued with the responsibility and consequence of zemindars, until he has presided at the ceremony of binding on their Turbans and pronounced the investiture to have been duly performed The proposal to admit these *zillahdars* and *choudries* (as they are called) to collect from their respective divisions while an individual settlement might be formed with the subordinate villages included in them, is worthy of deliberation, as being calculated to raise a highly respectable class amongst the landholders, which might eventually prove of great service to Government, at the same time that the introduction of the measure would be regarded with gratification, as it would revive an old and cherished institution.

48 The *Rajpoots*, *Tuggus*, *Jats* and *Goojurs* may be considered as nearly equally divided Some villages towards the Ganges are held by *Syuds* and *Puthans* These six classes may be said to form nearly the whole proprietary of Meerut, but some few villages are held by *Raos*, *Beloches* and others, who have acquired a right either by auction or private transfers The most ancient tenures are those of the *Rajpoots*, *Tuggus*, *Jats* and *Goojurs*, with the exception of the *Punjabee Jats*, who have been located here only within the last century, and the *Goojurs* near the Ganges, who obtained possession during the time of Raja Jet Singh and his successors The *Syuds* say they acquired their *zemindaree* during the earliest periods of the *Musulman* Conquest, and the *Puthans* (about Pooth) in the time of *Jehangir*

#### MODE OF COLLECTION

49. When a village is said to be *zemindaree* or *putteedaree*, no specific information is obtained regarding the mode of collection. The most usual method in *zemindaree* villages is to collect in common, and divide the profits either before or after the payment of juma In the first case the sharer is responsible for a particular portion of the juma, and his fractional right would be sold in case of default, in the other, after the whole

juma is paid, the profits or losses are distributed according to the several shares, and the whole village is responsible for revenue balances. But this mode of collection may also prevail within the *puttee* of a *putteeduree* village, particularly in one where the land has been divided according to hereditary right.

50. In *zemindaree* villages inferior sharers frequently cultivate at fixed rates which are generally comparatively low, and claim nothing beyond this limitation. They usually enjoy immunity from the payment of village expenses; but it is not at all improbable that hereafter, when their numbers increase, and they shall be enabled to resist the authority of the sunder *malgoozars*, that they will assert their claims to a partition either of land or *biswas*. This had already occurred in many villages under the operation of the orders which had been inculcated upon the district officers, to separate if possible every sharer's right. In preparing the records for these villages, I have been obliged frequently to restore the old method of collection on account of internal discord and mismanagement consequent upon this change. In my own settlements, I have endeavoured, as far as possible, to preserve the present mode of collection, except where manifest oppression or other cause rendered some modification necessary.

51. In *blyacharee* villages, where each sharer's tenement is divided off, a regular money rent is paid generally by distributing at an even rate per beegah on each share, the Government juma, as well as all other expenses which may arise for the payment of the *lumberdar* or village charges. In *putteedaree* villages various modes of payment prevail, various even in the *puttees* of the same village, but generally a *bach,h* system of some kind or another predominates.

52. A very common method of collection is that of *beegahdam* or other *bach,h* which prevails in what the Board calls villages partly *zemindaree* and partly *putteedaree*. There is, perhaps, no other way of classing these tenures, for they sometimes incline more to one or the other tenure, never becoming absolutely either *zemindaree* or *putteedaree*, sometimes the lands are divided, sometimes they are not, sometimes the *bach,h* is on the cultivated land, sometimes on ploughs, sometimes on wells, and sometimes even on families, but generally it falls on any accidental quantity of land, which may happen to have been cultivated by any sharer; although the tenure is complicated, the mode of collection is simple. The rents are first collected from the cultivating *asamees* according to the rates specified in the *teerij*, and the deficiency is supplied by a *bach,h* upon the lands cultivated by the proprietors; so that the contributions of the proprietors are in an inverse ratio to the quantity of land which they cultivate, and as the amount is increased or diminished

ed every year, their contributions will sustain corresponding variation

53 The *métayer* system generally prevails throughout the district, and the cultivators' proportion of produce varies from one-half to four-fifths. The average rates may be considered as three-fifths, or 60 per cent throughout the district. Money rates are paid on the usual *zubtee* produce, such as Sugar cane, Tobacco, Cotton, &c I have met, only in one or two instances, with villages in which the offer of a cultivator would be accepted to till a certain number of acres at a particular amount of rent per acre, with liberty to grow any kind of produce he chooses. This remark of course applies only to tenants at will, because amongst proprietors the system is not by any means unfrequent.

54 In some villages, particularly in those of the large *talukdars*, the *métayer* proportions are generally converted into money at the current price of the market, fixed by estimate of the crops while standing. The nominal rates are comparatively higher than those of other villages, but they generally receive some abatement on account of *bood nabood* or damage to crops, &c which is left to the discretion of the appraisers.

This *kunkoot* is carried on in very objectionable ways, and the cultivator is frequently subjected to several petty annoyances while the appraisers are examining his fields. If this estimate were conducted fairly, it would be an eligible mode of payment, but as it is usually carried into effect, severity on the one hand, and cunning on the other may be reckoned its distinguishing features.

55 I have not endeavoured, in any instance, to convert these *butaee shares* into money rates, for although they are highly destructive of all agricultural improvement, yet they are popular both with the cultivators and malgoozars, at present they suit the indolence and improvidence of the native character, and any compulsory change of this nature is of course to be deprecated. Should it be deemed advisable to introduce money rates generally, either for each kind of produce or soil, they might be calculated with great ease by the Collectors during the currency of the present settlement. Before it expires, many years will elapse, and the zemindars will, in the mean time, have less reason for concealment. From a careful collation of facts in each pergunnah for a series of years, it will not require any extraordinary capacity to enable an officer to fix standard rates. The pergunnah rates which exist at present are merely nominal, and usually so exorbitant that it would be ruinous and oppressive to act upon them.

#### VILLAGE EXPENSES

56 I have been very particular in recording the amount and

mode of collection of village charges, and the names of the sharers who are entitled to profit by the surplus which remains after defraying all expenses. These, under former settlements, were scarcely ever referred to, and thus indifference gave to the *mulgoozars* and headmen ample opportunities of committing great fraud and injustice upon the under sharers. Fines which had never been levied and bibles which had never been given, were often falsely inserted in the putwarces' books, and the amount of these exactions was left entirely to the discretion of the managing proprietors. The whole of the sharers are now required to state for what particular charges they are not willing to be responsible.

57 The method of collecting the sum varies considerably, though one system is usually found to prevail, with very slight distinctions, in one pargannah or other division of country. In some communities the *mulgoozars* are alone subject to the impost, in others the whole body of sharers, or only the tenants at will, sometimes the amount is distributed by *bachh*, sometimes from the produce of *singharas*, sometimes at a fixed rate per maund or rupee, but generally it is realized according to the method which prevails in collecting the Government Revenue. In some villages a considerable amount is realized on account of *mulba* (as these charges are denominated) and it will be found generally to vary with the character and caste of the proprietors. For instance, in the villages of *Goorurs* it will commonly be found heavy, on account of their addiction to theft exposing them to the liability of frequent penalties and journeys to the Courts.

#### PUNCHAYETS

58 I had much reason to be pleased with the decisions of punchayets. They sift every question thoroughly, and generally give a true statement of the circumstances in every case. In no instance have I had occasion to dispute the point which they determined, and they have frequently given a clear exposition of some of the most complicated cases submitted to their judgment, which perhaps had been left undetermined for ten years, and deferred to the period of settlement. One man however should not be too often selected as arbitrator, it is a pre-eminence which attracts the observation of designing men, and exposes him to temptations of corruption, which arbitrators themselves acknowledge to be difficult to withstand. One man, who had sat six times on punchayets confessed that in two instances he had been offered large bibles for a favorable decision.

59 The unreported cases were those most frequently submitted to arbitration,—cases of great intricacy and difficult adjustment. The issue of pottahs under the old settlement to every man according to hereditary right, or other distinction, had raised up quarrels which had disturbed the

internal economy of the villages, and exposed the Government Revenue to serious detriment One man contended for his proper right, the other asserted local usage, and these claims it became necessary to investigate and decide A small proportion of my own cases were referred to arbitrators; my manner of holding all public proceedings in the open air, in the presence of the whole body of proprietors, prevented a man coming forward with a claim which perhaps might have puzzled a European Officer, but would not have been mooted, or probably would have been laughed at in an assembly of his brethren For this reason the claims which were preferred were never frivolous and were generally grounded upon justice

#### CANOONGOES

60 These officers are lamentably deficient in nearly every essential of their duty The object of their establishment appears to have been lost sight of in their other occupations. Had they been attentive and industrious, they might, by this time, have gleaned an extensive knowledge of important particulars, which would have served the purposes of present settlement, and been eminently conducive to a correct appreciation of the capabilities of each village under their superintendence One cause which may probably have tended to produce an erroneous impression regarding the nature of their duties, is the fact of their salaries being nearly the same in every instance The Canoongoe of twenty villages receives perhaps as large a remuneration as he who has the nominal superintendence of an hundred The consequence is that they have dwindled into mere mohurris attached to a tehsildaree, busying themselves much more about collections, than the preparation of useful and trustworthy records I have endeavoured to introduce some reforms into the office, and have directed their attention to the objects of enquiry particularly pointed out in the Regulations

#### PUTWARREES

61. Sufficient attention has not been devoted to the putwarree's office and in many instances it has been altogether neglected In the pergannah of Baghput alone, consisting of 156 villages, there were, on my arrival, no less than 94 without putwarrees This defect has been remedied, and other measures have been taken for improving the administration of the office Wherever good putwarrees have been appointed, they have been effectual for all the purposes contemplated by their appointment The rights of the tenantry have been protected by their intervention, and though they are sometimes naturally inclined to coalesce with the head proprietors, yet their opinion and documents are usually appealed to with confidence by both parties.

62 The prohibition in Regulation XII 1817 against the appointment of one putwarree to two or more moutzahs has fortunately not been enforce-

ed. It is invariably the case that where one putwarree exists for many villages, he gives far more satisfaction, and is always better informed than the accountant of only one village. There is another consideration which should not be overlooked, I mean the greater independence of character in these functionaries which is thus ensured by a comparative indifference to please individuals, the burden of maintenance also falls less heavily upon their constituents, when so many have to furnish their quota of remuneration.

63 The amount of this remuneration, whatever it may be, whether a portion of the produce or a fraction in every rupee collected, has been distinctly specified in the settlement proceedings. It is an item seldom included in the other village charges, and may be reckoned a sufficient compensation for the troubles of office. The attempt to have interfered with the customary contribution of the villages, and substituted a regular salary, would most probably have created misunderstanding and rather injured than benefited the interests of the putwarrees.

#### RENT-FREE LANDS

64 In my settlements I have not admitted, as mafsee, any lands but those actually registered according to law, or those to which a bona fide title has been made out only after regular investigation. The resumptions consist of registered land, unoccupied by mafseeds, all nominal rent-free land unregistered, and all that held by mafseeds in excess of the amount registered. A large quantity of land, therefore, by the operation of this rule, must have been resumed, but I have reason to suppose that no dissatisfaction has been expressed in any single instance.

65. I did not consider it necessary to examine the title deeds of any registered land, they being more fitly postponed for future investigation. The Canoongoes have given in a field register of the mafsee entered in No II, so that this new and accurate register will form an excellent basis for the enquiries to be hereafter made, and will be infinitely more trustworthy than any which has yet been prepared.

#### AGRICULTURAL CLASSES

66 There is nothing particular to remark regarding the position of the agricultural classes in this district. They may be divided into *Mokuddums*, *Murooshee* and *Paheekashis*. *Mokuddums* are found in the villages of rich zemindars, and have been selected by them to superintend the inferior cultivators. In villages without recorded zemindars, they are frequently descendants of the original stock of proprietors, and with them I have formed the settlement in such cases, instead of having recourse to farmers. The *Paheekashis* are mere tenants at will, cultivating on favorable terms; and if they continue resident, their offspring is ~~not~~.

to become *Mourousee* after the lapse of one or two generations.

67 The *Mourousee* cultivators are elsewhere called *khoodkashit*, which term is here applied very differently. They are of two kinds—those who, by long residence, have acquired a prescriptive title of occupancy, and those who connect themselves with some of the endless ramifications of the family tree. These have an heritable and transferable property in the soil, whereas the former have only a heritable privilege, if privilege it can be called, while the right of ouster unquestionably rests in the zemindar. That right however is never enforced. Nor is it likely to be, as long as a large portion of the country remains to be reclaimed, and there exists no scope for competition. Nevertheless, during the ensuing twenty years changes will occur in this respect, and as the interests and necessities of the zemindars will, no more than the cultivator, be permanent and stationary, it would be as well, by some legislative enactment, to provide against the contingency, and subject the exercise of this authority to some limitation and control.

#### RECORDS

68 I have used my utmost endeavours to render my settlement records perfect and accurate. Nearly all those found in the office for the unreported cases have been rejected and others substituted, which were prepared *de novo* under my own superintendence. I have cancelled every thing that is fictitious, and I believe that what are now compiled are as correct as they can be, and may be relied on with confidence.

69 The district officers, if left to themselves and not carefully superintended, give in the most anomalous records, and measure their own capacity by the number of infinitesimal parts into which they divide the rights of the proprietors, whatever the nature of the tenure, *bhyacharee*, *putteeduree*, or *zeminduree*; they are not satisfied till they have raked up the genealogical tree, and apportioned the hereditary shares to the uttermost fraction of an *univunsee*. nearly all the registers in the reported cases have been thus constructed, and these unnecessary labours appear to have been occasioned by a mistaken interpretation of Regulation VII 1822. But the error did not stop here, for the whole lands of the village were nominally partitioned amongst the proprietors according to their hereditary shares, and two parallel columns were added to show how much of the land, which was in the possession of resident proprietors, exceeded or fell short of the amount to which they were entitled by the genealogical tree, implying that a sharer might be called upon to give up or be entitled to claim the excess or deficiency which was thus registered. This entry the Board of Revenue observed was objectionable and superfluous, objectionable, because it was done apparently without the concurrence of the parties interested; and superfluous, because if the lands were subject to partition

at the will of proprietors, the mere specification of the *biswa* interest would have been a sufficient guide for the purpose

70 I have said above that the lands were nominally divided because no actual separation took place, except in a very few instances Pottals even were issued to men in foreign territories, specifying the amount due from them, and the quantity of land from which it was to be realized It would have been absurd to suppose that these records were to be acted on They were not certainly recognized by the zemindars, who went on paying the Revenue as it suited their own convenience, without being hampered by the injudicious restrictions of the settlement proceedings Had any zealous officer proceeded to adjust possession according to these statements, he would have created an extensive revolution of property, and, without doubt, have endangered the Government Revenue As it is, where some turbulent spirits have wished to act upon the settlement record and have forced it partially into operation, claims have been raised which have occasioned animosities, disturbed the peace of communities, and left recollections which are likely to embitter future hostilities

71 This genealogical record however has zealous advocates, and it has been argued that its preparation enables the Judge or Collector to decide on an instant upon each man's right, and that it is very useful for future exigencies This may be all very true, but it must be allowed, that at the same time it causes hundreds of claims to be contested , and that if it is so important a document for the adjustment of legal rights, the Courts may have it drawn out whenever they may consider it requisite whereas now, its existence only raises claims for litigation, instead of settling them when they are litigated Another material point has been overlooked, namely its incompatibility with the law of Hindoo inheritance No regard has been paid to the difference between the rights of severalty and coparcenary, to lineal descent or survivorship. Even the son's interest, in many cases, has been separated from the father's, and while it can only be inchoate and contingent, has thus been made absolute and unconditional

72 One grand error in the settlement records, and by no means confined to this district, appears to be the necessity which officers have voluntarily assumed, of dividing somehow or other every mouzah into 20 biswas, deeming their records incomplete until this primary object was attained I have known in this way that many *zemindaree*—*putfeedaree* villages in which *bachh* rates prevailed amongst the coparcenaries, the whole village being united in possession, and responsible for revenue balances, have been actually divided upon the *biswadaree* interests, although a proprietor could only alienate his right to cultivate a certain quantity of land at a *bachh* rate.

73 In a village divided off into distinct *puttees*, which are henceforward to be considered as forming the sole right of any number of sharers, there is no necessity to mention what the *biswadarre* portion of that *puttee* was before separation. It may have been probably a 5 biswa share, and yet perhaps for some reason or other it contains not more than one-eighth of the village lands. It is manifest that to continue to call this portion a 5 biswa share, is to say the least inconsistent, and may lead to the inference that, although the parties are actually in possession of only one-eighth, yet whenever they choose, they may claim a repartition and take one-fourth. It does sometimes happen in a village divided into *puttees*, that notwithstanding parties can never claim any more than they actually possess, nevertheless, the *biswadarre* division is continued as the rate at which fines or rewards are apportioned, village charges defrayed, or malikana distributed in the event of recurrence. In these cases of course it is necessary to mention these liabilities distinctly, so as to prevent any future misunderstanding.

74 If there must of necessity be a *biswa* division it would be far preferable to divide each portion into 20 biswas, to be subdivided again hereafter as choice or necessity may dictate thus the manifest contradictions which adhere to the other plan would be obviated, and this has already been the origin of several mouzahs in the district. Mulikpoor Gurhee, for instance, in Hapoore was not long ago a small biswa portion of another village, and both that and the village from which it was thrown off consist now of 20 biswas each. At the same time, circumstances may occur to join two distinct villages into one of 20 biswas, as in mouzah Deerkheria, of the same pargannah, in which, for want of sufficient discrimination, a contradictory decision was come to by the Civil Court, one party claiming his share according to the 20 biswa, and the other according to the 40 biswa division.

75 I have not issued any pottahs whatever, nor were any ever applied for. The statement called the *teerry* is quite sufficient for preserving the rights of the cultivators and inferior tenantry, and for showing the liabilities to which their occupancies are subjected. It exhibits the extent of each field, and the money rates or the proportion of produce which the occupant cultivator has to pay. Engagements are taken from the managing zemindars not to alter these rates without six months previous notice in the tehsildar's kutcherry, and they have been informed that any suits preferred for sums calculated upon enhanced rates, and not previously registered, will subject the claim to summary rejection with costs.

76 In undivided *zemindaree* villages engagements have been taken from the body of proprietors to refer, to arbitration, disputes which may

hereafter arise regarding separation of interests, before any claim is put forward in the Civil Court, and in *putteedunee* villages, in case of any *putter* being abandoned or of a *putteekar* dying without heirs, that the whole community will be responsible for procuring the cultivation of it, and paying its assessment.

77 Of all the records the khusiah and the field map are the most important, and form indeed the basis upon which all the rest are prepared. I have heard that some Collectors have given it as their opinion that these are almost useless documents, and this not only where cultivators are tenants at will, (in which case they may be in a measure justified) but under other circumstances, where khusiahs are almost indispensable. It is difficult to conceive what could have given rise to this sentiment, for in every point of view they are conducive and indeed necessary to a correct knowledge of the rights and liabilities of every proprietor or peasant connected with the land. The Dewanee Adawlut can appeal to them for the transfer of any man's right, and point out even the particular fields in the map which are proposed for alienation instead of decreeing, as has frequently been the case, lands which never existed, and rights which are found only in a Roobacaree.

78 The khusiah is now merely of secondary importance for the purpose of fixing the assessment, but it is the only basis upon which the rights of the inferior tenantry can be recorded and protected. The careful ascertainment and registry of these rights is one of the most important objects of this settlement, and by abolishing the khusiah, they would become almost as vague and as uncertain as they were twenty years ago.

79 In some of the settlement forms which I have seen, this hostility to the khusiah has been carried so far that it has been rejected entirely, and the professional returns substituted in forms Nos II, and III, as well as No. IV. First of all the cultivated area, according to the survey map, is assumed, and this again by some peculiar process is divided into the several species of soil. This of course must be merely a conjectural estimate, and no fault can be found with it, except that it gives an appearance of accuracy to that which must necessarily be inaccurate. But where this area is, in the statement of rights, divided amongst the proprietors exactly according to their fractional share, where, for instance, 20 shareis, each with 1 biswah, are recorded as possessing 100 beegahs 5 biswansees and 6 cutchwansees each, I must confess that it surpasses my comprehension, and seems to be a fatal recurrence of the *Hissakushee* fallacy so much reprobated by the Board, and to require a kind of micrometrical genius for its adjustment which is rarely to be met with amongst ordinary men.

80 Surely it would be more just, more true, and more rational to enter in the record the land "which, according to the khusrah measurement, is found in each man's possession, than by an enormous system of registry, and simply upon the principles of abstract justice, thus to declare him proprietor of more or less than he has, and of which he never will, and never can be possessed. If this spurious kind of entry is deemed sufficient, every one of my records should be rejected as altogether wrong, and the khusrah may certainly be dispensed with as a useless and absurd document, but until it is, I trust, I shall be excused for registering that which I find to be in actual existence at the time of settlement, and by which the village communities feel every inclination to abide.

#### CONCLUDING REMARKS

81 Having thus confined, within as narrow limits as possible, all that I considered necessary to say in this Report, I cannot conclude without expressing a wish that what has been done will give you entire satisfaction. I believe I may safely appeal to you for a confirmation of the fact that the people are well contented with the present settlement. I may have failed in the manner of execution, but there can be no doubt that the instructions issued by the Board of Revenue in their Circular No 40, regarding this settlement are calculated to secure the most important results.

82 The rapidity with which the settlements are made, the judicial decisions, the careful ascertainment of rights, from those of the highest talukadai to those of the meanest cultivator; the abolition of multifarious accounts, the entire exclusion of unnecessary details, the accuracy of the measurement, the little scope afforded for corruption, the final demarcation of boundaries, all point this out as eminently superior to any preceding settlement. I have frequently wandered through the mazes of Regulation VII roobacarees without being able to gain really useful information which is recorded in the present settlement. In them there is abundance of detail, ream upon ream of paper, probably ten different kinds of soil, an accurate census of buffaloes and bullocks, specification of Mussulmans and Hindoos, pucca houses and kutchha houses, fanciful classifications with still more fanciful calculations, but seldom or never a register of rights which is not overloaded with fictions and absurdities. So much was required from the Collector, such an infinity of minute particulars, and such a nicety of calculations were enjoined, that it was utterly impossible for him to superintend the whole; and consequently the preparation of the papers was consigned to the *mootsuddies* and district officers, who exercised their sagacity in adding columns to statements which had too many columns already, and in devising new and ingenious schemes of confusion and intricacy.

83 It is not only in the matter of registry that the present system is good, the general adoption of the professional survey forms a marked feature of this settlement. Instead of being guided by native mensuration, conducted and drawn out immethodically, the Collector has before him maps prepared on scientific principles and beyond even the suspicion of inaccuracy, all these advantages are gained, I believe, at less outlay than attended the cumbrous machinery of Regulation VII. It may perhaps be argued that the increase of revenue is not commensurate with the expense of the establishment, but even supposing that a positive decrease were the result of this survey, still it can never be weighed in the same scale with the confidence it generates in the calculations of the Collector, and the uniformity of assessment which he is thus able to effect.

84 There is another very important particular in which I think this settlement will be found to have exceeded the most sanguine anticipations. From the correspondence which took place between Government and the Sudder Board towards the close of 1832, it appears that the object was to get rid of the settlement any how, and leave all disputed cases for future adjudication. But it is so difficult to settle responsibilities without settling rights also, that very few cases are left in which any claim whatever can be raised. This will have the effect of diminishing the duties of the Civil Courts, and withdrawing from it those cases which were avowedly the most difficult to decide. The Collector also can adjudge all summary suits which may be filed without summoning a single witness but the putwarree.

85 That the district of Meerut has been at least lightly assessed I have every reason to believe and hope, notwithstanding the immediate increase of 18,000 Rs and much more prospectively. In proof of which it may be asserted that only 4 villages have been let in farm, and out of these two, not from the recusance of zemindars, but from their incapacity to manage their own estates. Besides which, I have met with only one instance in which a lease has been given by the zemindars to avoid the difficulties arising from fluctuation of season. In some of the neighbouring districts this practice of giving *kuthinas* to merchants and other influential individuals prevails extensively, and would seem to indicate severe assessment.

86 During next season's operations, should I find any reason to change my opinions on any of the points now discussed, I will endeavour to embody them in another letter, and in the meantime trust that this will be sufficient to explain the grounds upon which my settlement is based, and the views with which I have been actuated. As you urged the propriety of my writing a general report, I felt myself bound to prepare one, and send it up with all its deficiencies; but I had wished to reserve at

till the settlement of the whole district could have been completed, and my opinions could have been advanced with more confidence, and in a higher state of maturity

I have, &c,

(Sd) H M. ELLIOT,

*Offg Deputy Collector*

No 154

FROM H M ELLIOT, Esq.,

*Offg Deputy Collector;*

To J R HUTCHINSON, Esq.,

*Commissioner of the 1st Divn*

*Dated Meerut, the 27th of Oct. 1836*

SIR,

I have the honor to forward the whole of the settlement forms Nos II, III and IV, for the tehsildaree of Hustanapoor Neloha, which comprises the pergunnahs of Tarapoor, Bhooma, Sumbulheia, Hustanapoor, Neloha and Tappa Gora.

2 The whole of these pergunnahs were revised by me in January 1835, and the settlements have been made and renewed from 1242 F. S to 1261 F S. The forms will show the proportion of new and old settlements. These villages were almost all surveyed professionally in the season of 1832/33, a few had been previously measured in 1831/32. The maps exhibit the proportion of irrigated surface, but there has been evidently some mistake about recording, in almost every instance, the sugar cane as irrigated, when it is notorious that most of the sugar cane is unirrigated, and the very fact of its being unirrigated constitutes one of the peculiar features of this tehsildaree

3 These pergunnahs are situated between the Kalee Nuddoe and the Ganges. The soil with few exceptions (such as in the Circle including Batnour Ghutyun, &c. &c) is not rich, and the friable nature of it renders the digging of Wells a difficult and unsatisfactory undertaking. The distress occasioned by a critical season could not be easily supported, while, at the same time a favourable rainy season, by improving the crops of sugar cane, would enable the zemindars to pay the Government Re-

venue from the produce of the khunieef harvest alone. In these circumstances it is difficult to fix an equitable assessment, but I have endeavoured so to form my settlements as to render the Government demand easily payable in ordinary seasons.

4 The *musahut* establishment has been very little employed here, almost all the khusrahs and field maps were prepared under the superintendence of the professional surveyor and his parties in the season of 1832/33. The perfect indifference of the tehsil omlah to any thing connected with settlement is evident from an examination of these documents. Through the most culpable negligence it appears that during the greater part of the season no native officer was in attendance at the time of measurement, and the consequence has been that the specification of soils has been left unrecorded in nearly all the khusrahs which were made in that season.

5 There is but a small proportion of irrigation in these pergannahs, there being only 12,855 acres of irrigated to 84,742 of unirrigated land. The culturable waste is large, being equal to about three fourths of the total amount of cultivation. The quantity of land recorded as culturable is 75,538 acres. A great portion of this will of course be redeemed during this settlement, but a larger allowance should be made for land, such as that on the old banks of the Ganges, which is almost sterile, or can only be made available by the exercise of skill and the expenditure of capital which is much beyond the present resources of the zemindars.

6 The Government juma in the part of the district now under consideration has been much augmented. The juma of 1242 F. S., as compared with the average of the last 5 years exhibits an increase of Rs. 8,106, and that of the last year of settlement, when compared with the same average, exhibits an increase of Rs. 9,479 on my own settlements above, the effect of the revision has been, comparatively speaking, more favourable. An increase on the average of the last five years is shown to the amount of Rs. 7,643 in the year 1242 F. S., and of Rs. 8,620 in the year 1261 F. S. Mr. Glyn's settlements therefore will be found to have increased the Government demand by Rs. 463. The amount of juma revised by that Gentleman was Rs. 90,155, of that revised by me Rs. 65,323.

#### PERGUNNAH HUSTANAPOOR NELOHA.

7 For this pergannah I have assumed as the basis of my calculations 2 Rs 8 as. for irrigated and 1 Rupee 6 as. for unirrigated land per pucca beegah, somewhat above the rate which has been applied to Bhooma and Tappa Gora. It is chiefly in this pergannah that sugar cane is produced without artificial irrigation and I have calculated the quantity entered in the professional maps at the rate assumed for irrigated land.

## PERGUNNAH BHOOmA

8 The rates are the same as those which have been applied to <sup>to p.m.</sup> Tappa Goia, namely 1 Rupee 4 annas for unirrigated and 2 Rupees 6 annas for irrigated land per pucca beegah

## PERGUNNAH SUMBULHERA

9 The proportion of irrigation in this pergannah is extremely small, but where it is found, 2 Rupees has been allowed for it per pucca beegah. The assets of the unirrigated land have been reckoned at 1 Rupee per pucca beegah. The soil is sandy and unproductive. The remains of old pucca buildings in this pergannah and Bhooma show that at one time this neighbourhood was very populous, many families of Syuds, who possessed influence under former Governments had their residences here, and indeed from the greater proportion of the inhabitants of these parts being Syuds, the whole country extending in a straight line from Nalaha and Sawar up to Seharunpore was commonly known under the name of *Meerwara*.

## PERGUNNAH TARAPOOR

10 The circumstances of Tarapoor are such that I have not thought it necessary to make any computation of gross assets, except in one single instance, where the Sumbulhera rate has been used. In most of these mouzahs there is a small patch of unirrigated cultivation in the midst of an enormous proportion of waste-land. No value can be placed upon this waste-land, as it is almost wholly under water during the greater part of the rains, and yields nothing but a long and coarse grass. This is cut by any one who chooses to undertake the trouble, upon the mere condition of giving half to the zemindar, and keeping half for himself or of presenting him with a few mats or any other manufacture to which the grass is applied. The cutting is frequently a hazardous experiment as the ground is infested with elephants and tigers.

11. The quantity recorded as culturable waste is very large in this pergannah being 29,131 acres; while the whole cultivation is equal only to about one fifth of this amount. The pergannah lies between the old and new bed of the Ganges, and nothing but a convulsion of nature could render the land productive. A season however of excessive drought would be favourable to these lands, and there is an instance on record of mouzah Alumpoor's having realized during the Chaleesa famine several thousand Rupees beyond the Government revenue by the produce of rice alone.

12 The juma of this large pergannah is only 7,182 Rs. It has been fixed more from enquiries amongst the zemindars of the neighbourhood, the inspection of the soil and consideration of former payments, than from any estimate or calculation. I believe in every instance a

fair profit has been left to the zemindars. In some cases this is a mere nothing as many of the jumas are no more than 10 or 15 Rupees.

13 The seasons here are of course more precarious than on the Bungar land. The seed is liable to rot, and the crops to mildew and disease. The first fall of rain is the signal for the peasantry to leave their temporary abodes, and fly to higher and healthier spots. The time of harvest varies from that of the higher lands, anticipating the usual khurreef, and following the usual rubbee by one month. The sowing of the khurreef is three months before, and that of the rubbee one month after the usual time.

14 The three mouzahs Rasoopoor, Bhawari, Enayutpoor, Mohosunpoor and Pubsuice have neither been settled nor surveyed. They are on the other side of the Ganges, and on the 26th August 1834 were proposed by me for transfer to the Moradabad division. Since that period I have received no intelligence regarding them and as they have not been subjected to any survey, I have necessarily excluded them from the settlement of pergannah Tarapoor.

#### PERGUNNAH TUPPA GOA

15 For this pergannah the rates have been calculated as in pergannah Bhooma. Tappa Goa is intercepted from the other pergannahs of this tehsildaree by pergannah Kethor.

16 Very many of the villages in each pergannah were formerly included in the inheritance of Raja Nyn Singh, which will sufficiently account for there being so many mouzahs without any registered proprietor. Raja Nyn Singh died during the close of 1225 F S and his family were allowed to retain the rubbee produce of that year. Our first settlement was for 5 years from 1226, F S. to 1230 F S. Kooni Nutha Singh, son of Raja Nyn Singh, did not bring forward his claim to succeed to his father's mowrreee, but produced what he called a zemindaree Firman to prove his right to the proprietorship of 183 mouzahs. He produced also an Istumraee potta in his own name for 35½ mouzahs. Government replied to his claim on the 28th August 1833 in these words:—

"The decrees of which you have submitted copies, may be admitted to establish the validity of the Sunnuds, on which the claims of the family of Nutha Singh are founded, and the Governor General in Council concurs with your Board in recognizing the family as possessing a permanent right of property. The nature of the property conveyed by the Sunnuds and possessed by the family is however quite a separate question, though unfortunately at the time the decrees were passed the distinction between the different interests which attach to land, its produce and rent, was not

very carefully considered, and under the general term zemindarce proprietors of very different kinds were comprehended

"In the present case it appears to the Governor General in Council to be quite clear that the Sunnuds produced by Nutha Singh cannot be held to vest the grantees with more than a hereditary right of collection and management with the perquisites ordinarily attaching to such malgoozars, to which was subsequently added the advantage of a fixed contract. There seems not to be the slightest ground for supposing that it was in any degree intended to interfere with the rights which might be enjoyed by the ryots and malgoozars whom the grantee is enjoined to favour and protect

"To Sunnuds granted in the disturbed reign of Ahmud Shah (and the tenure of the Raja would seem to have originated a short time before the deposition and death of that monarch) it would be peculiarly improper to allow any latitude of interpretation, and the character of Nutha Singh appears unfortunately to be such as to afford a strong ground of objection to his being admitted to engagements for the Government revenue. The objection prevails of course, with peculiar force in regard to mehals subject to a full assessment

"The Governor General in Council accordingly resolves that, with exception to the 35 villages, which he has been allowed to hold under the Istumraree pottah, Nutha Singh be excluded from the management of the villages comprised in the mowazires of his late father.

"In consideration of all the circumstances of the case the Governor General in Council is pleased to resolve that there be assigned to Raja Nutha Singh an allowance of 5 per cent on the revenue of the villages from which he is to be excluded under the above resolution, in addition to what he derives from the 35 Istumraree villages, or from lands held by him Lakhraj."

17 These Istumraree mouzahs have since escheated to Government, and on their account as well as for the mowazires malikana beyond, the amount of 9,000 Rupees is annually paid out of the Government Treasury. It may admit of a question how far Government is called upon to pay this sum, and whether some misunderstanding has not existed from the first, supposing it, however, to have been justly demandable from Government by the terms of the letter, it would appear to have been merely a personal allowance, and not payable as a pension to his widows. Nutha Singh died on the 15th August, most probably before the order reached him, and since that time this allowance has been the subject of contention amongst his heirs, and has occasioned them considerable loss by constant litigation and bribery.

18 If this allowance was granted merely as a gratuity for the loss of his father's occupancy, then it ought to have ceased with the life of Nutha Singh, for Government make no mention of his heirs, nor can I find any subsequent authority for the payment of it, unless the order, of the Board directing the arrears of malikana to the amount of Rs 40,434 to be paid to his widow can bear that construction. To be sure, in a roobacaree of Mr Tulloch's there is an allusion to an order of Government dated 19th July 1824, but this I cannot find in the letter books of the Collector's Office. Moreover in the original occupancy grant there was no allusion to its being heritable, and it was indeed for this reason that preposterous grant, the Firman zemindaree, was produced.

19. If on the other hand the malikana was granted in lieu of the supposed claim on the zemindaree, then the validity of the Firman must first be proved, which, notwithstanding that the Dewanee Court has acknowledged its authenticity, is notoriously as impudent a forgery as the Istumzaree pottah, but in the event of its being declared legal, there will still exist no reason why malikana should be paid out of the Government Treasury. The Hon'ble Company has not gained a single rupee by its refusal to acknowledge Koow Nutha Singh as zemindar, and neither justice nor common sense demand that it should annually make this exorbitant sacrifice. If the burden should fall upon any one, it is upon those individuals who are in possession of the zemindaree and have usurped the right which was claimed by Nutha Singh.

20 The moccurrence juma was about 50,000 Rs, and the tenure consisted of 274 mouzahs, which in 1230 F S, or the last year of the first settlement were assessed at a juma of Rs 1,87,068, but the Canoongoe's accounts and the English letters do not coincide either in the number of the mouzahs or the amount of juma. It is worthy of remark, that out of these 274 mouzahs, 135 have recorded proprietors, in 20 of which the heirs of Nutha Singh are either registered as proprietors, or are in possession as malgoozars. In the remainder there are no acknowledged zemindars, although almost in every case there are two different claimants.

21 It would be obviously desirable to settle the claims of the respective parties as soon as possible. These disputed titles have been left too long unadjusted and occasion many quarrels and controversies. If an intelligent Officer were deputed to the spot, he would find little difficulty in giving a decision in each case. There is none of that bitter animosity between the litigants, which prevails in Futteh Singh's Illaka. The ancestors of Nutha Singh must either have exercised their power with less severity, or more effectually have succeeded in extirpating the original proprietors.

22. As far as the claim to malikana is concerned, Government

should take measures to prevent the payment of it from their Treasury. In all those villages which have recorded proprietors, the family of Nutha Singh can have no claim whatever, and in others, where their title to the zemindariee is proved, they should be allowed a malikana from the profits of the resident mookuddums and malgozars, who in their settlements have always been granted a reduction from the gross assets varying from 5 to 20 per cent under the head of proprietary profits and in all those cases where neither party can prove a title to the proprietary right the zemindariee should be sold on account of Government.

23 As this question, however, is not quite relevant to a settlement Report, I will content myself with merely having made the suggestion. The decision of it will rest elsewhere, and it is therefore unnecessary to enlarge upon it, or produce any proofs of the forgery of the above mentioned Sunnuds, but I will take the opportunity of remarking the extraordinary fact, that these important documents were not produced at the commencement of our authority; that they are not alluded to in Mr. Leicester's Purwana which confirms the mocrurries to Raja Nyn Singh, nor were they mentioned in Nyn Singh's petition to Government, in which he prayed that, after his demise, indulgence might be shown to his son Nutha Singh.

24 The subject is, at least, of sufficient importance to deserve enquiry, and I have therefore thought it my duty to direct your attention to it you have, in all probability, already considered the merits of the case, and will therefore be able without any difficulty to confirm or correct the opinions which I have ventured to express.

<i>Zillah Meerut,</i> <i>Settlement Office,</i> <i>The 27th of Oct. 1836.</i>	}	I have, &c., (Signed)    H. M. ELLIOT, <i>Officiating Deputy Collector.</i>
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No 2

To R C GLYN, Esq,

*Offy Commissioner of 1st or*

*Meerut Division*

SIR,

I have the honor to send up for your approval the Forms I II III IV and Police statement connected with the revised settlement under Regulation IX 1833 of pargunnahs Baghput and Lonee and miscellaneous villages of pargunnahs Burnawali, Tandah and Bhooma

2 The pargunnahs Baghput and Lonee form the western limit of the district of Meerut, and are included almost entirely between the rivers Hindun and Jumna, and intersected by the Doab Canal To the north they are bounded by the lapsed Jageci of the Begum Sumroo and to the south by the Zillah of Boolundshuhur

3 The whole of the reported settlements in both the pargunnahs of Baghput and Lonee were confirmed by Government on the 5th September 1835 No 3169 for the original period of the lease, and all the alterations now proposed in the jumas bear date of course from the conclusion of the existing settlement The juma of those mouzahs, of which there are 90 in Baghput, and 20 in Lonee was in the year previous to settlement 70,054 Rupees, and for the last year of the proposed settlement 91,132 Rupees, being an increase of 21,078 Rupees In the unreported settlements, the increase that I have taken commences also from the conclusion of the settlement made by Mr Glyn and amounts to 6,798 Rupees The increase in the new settlements amounts to Rupees 7,191 on comparison with the juma previous to settlement, so that in these two pargunnahs, the Government demand, after deducting abatements granted in over-assessed Estates to the amount of 4,039 Rupees, has been raised in the last year of the proposed settlement 35,068 on a juma of 1,94,960 Rupees

4 This is comparatively a large increase but there is no reason to fear that the assessment is too high The Doab Canal has opened since the last settlement new resources to the zemindars to which the professional survey, which was concluded in February last, bears testimony, as it shows that a very large quantity of land has lately been brought under cultivation Under the present settlement this prosperity is not likely to diminish, for, already since its completion, the zemindars of certain villages have petitioned the Superintendent to make a cut from the Canal which will run twenty miles in length through a part of the pargannah of Baghput, which has not yet benefited by the main branch confidence also may be felt in the moderation of the assessment when it is considered, that no less than 150 engagements were given in without demur on one day for the jumas which I demanded

5 Peculiar causes have always tended to keep these pergannahs at an assessment below the proper standard a combination has usually existed amongst the most influential men in them to keep down the Government demand and deter farmers from coming forward to engage for mouzahis which would have yielded large profits to those who could have retained quiet possession The name which these pergannahs have acquired in consequence makes even the tehsildars of the district unwilling to be employed in their superintendence and control

6 The juma of many of these estates was, previous to this settlement, summarily reduced, chiefly on account of the encroachments of the river Jumna, but I can find no correspondence in the Collector's office which leads me to suppose that these summary settlements were ever reported for confirmation, and I had nothing but the engagements of the zamindars and the assertions of the tehsil officers to guide me in fixing their amount The juma of these pergannahs will still be liable to some fluctuation, as they expose a very large surface to the influence of the river Jumna, for, the bank being very low, the lands in the neighbourhood are particularly liable to inundation

7 In the low lands opposite to Delhi a chain of jheels extends from Lonee to the river Jumna, and heavy rain almost always tends to the flooding of these lands, and an excess of high water in the river to a decrease in the rapidity of the drainage The high level of the Canal also causes springs to rise in some places varying from 20 to 60 feet from the boundary of the Canal plantations, but these occurrences and liabilities to sustain injury have been taken as much as possible into consideration in making the settlement.

8 The settlement of these pergannahs was revised by me in March 1836 under Regulation IX of 1833 on the principles already explained in former letters, and the rates assumed are stated below.

#### PERGUNNAH BAGHPUT

9. I have divided the villages of this pergannah into two classes, one comprising the estates between the river Hindun and the Canal, and the other those between the Canal and the river Jumna For the former class my rent-rates are 4 Rs and 2 Rs 5 annas for irrigated and unirrigated land respectively, and the deduced revenue rates 2 Rs 12 as and 1 R. 10 as., being the same as those of pergannah Dasnah For the second class my rent-rates are  $\frac{1}{4}$ / $\frac{1}{2}$  and  $\frac{2}{8}$ , and deduced revenue rate 3 Rs. and  $\frac{1}{12}$  for irrigated and unirrigated land.

10 The highest juma of the proposed settlement of this pergannah is 28,258 Rupees in excess of the demand of the last year of the expired settlement.

## PERGUNNAH LONEE

11 The soil of this pergannah is very inferior to that of Baghput having a greater admixture of sand and consequently benefiting less by the means of irrigation at its disposal. The cultivators also being chiefly *Goojars* and *Tuggahs* are not such active agriculturists as they are in the other pergannahs. The comparative amount of the culturable waste land in the two pergannahs is, perhaps, a sufficient indication of the relative industry of the proprietors even allowing all due weight to the difference in the productiveness of the soil.

12 My rates for this pergannah are as follows.—

Rent rates.		Deduced Revenue rates	
Irrigated	Unirrigated	Irrigated	Unirrigated
Rs As P. 3 8 0	Rs As P 1 15 6	Rs As P. 2 7 0	Rs As P. 1 6 0

The juma of this pergannah is now raised to Rupees 6,810 above that of the last year of the expired settlement, and this can by no means be reckoned immoderate, considering that, had the deduced revenue rate been demanded in every instance, the increase would have been nearer to 10,000 Rupees. These rates on the whole cultivated area yielded Rupees 49,704, and the juma remains at 46,282 Rupees.

## PERGUNNAH BURNAWAH.

13 The two villages of this pergannah now reported were included in the late Bala Bace's Jageer. Four villages of the same kind were reported last year with the Kyranuh tehsildaree. The whole pergannah of Burnawah with the exception of these 6 mchals, is comprised in the principality of Sindhana which is about to come under settlement.

## PERGUNNAH TANDAH

14 The mouzah of Koree Dharka was held in jageer by Fyze Mohammad Khan, Nawab of Jhujjur, and lapsed to Government in 1243 F.S. The juma has been assuned at the rate applied to pergannah Chhuprowlee, with which pergannah it corresponds, both in the quality of the soil and the caste of the cultivators. It is included nominally in pergannah Tandah which was reported last year with the Kyranuh tehsildaree.

## PERGUNNAH BHOOOMA

15 This mouzah also escheated to Government on the death of Fyze Mohamud Khan. Besides these two villages mouzah Ooleda was held by him, and will be reported with pergannah Dasnah to which it belongs. The pergannah of Bhooma was reported last year with the tehsildarce of Hustanapoori Neloha.

16 These two mouzahs are now first brought upon the rent-roll of Government, to which they form a clear addition of 9,554 Rupees, and they as well as the miscellaneous villages of Burnawah, can hereafter be included in their own pergannahs should the jumia now fixed meet with the approbation of Government.

I have the honor to be, &c

(Signed) H M ELLIOT,

Allahabad, }  
24th January 1837 }  
                    Secretary,  
                    Late Offy Deputy Collector

P S.—As these are the first settlements which I have submitted in the new form No II, it may be necessary to state that the 1st Division is filled up from the professional survey, and the second and third from the khusiah, by which the difference between both surveys will be seen at one view on the same page

(Signed) H. M ELLIOT.

FROM H M ELLIOT, Esq.,

Secy, late Offy. Deputy Collector,

To the Commissioner of the 1st or Meerut Dn.

Dated Allahabad, the 19th June 1837

SIR,

I have the honor to forward the Settlement forms, Nos I II III and IV, and the Statement of the Police Jaggoors for the pergannahs of Dasnah and Julalabad, zillah Meerut

2 Both these pergannahs have been settled under Regulation IX of 1833, for 20 years from 1243 to 1262 F. S.

## PERGUNNAH DASNNAH.

3 The pergannah of Dasnah forms the south western limit of the district, and extends from the river Hindun to the Kilee Nuddee. On the north it is bounded by Julalabad, and Hapoore; on the south by Dadree, Dunkouri, Secundabad and Burun, in zillah Boolundshahr.

4 Although the financial result of the present settlement may be considered satisfactory, showing an increase of Rs 7,374 on the last year of the expired settlement, yet on a comparison with the first settlement it exhibits less improvement and progress since the commencement of our administration, than those of the other pargunnahs in the district

5 The juma has advanced little for the last 25 years The statement in No IV may, perhaps, appear to contradict this assertion, but it must be remembered that under the heading "average of past 5 years" are included many items on account of resumption and lapsed jagirs which do not appear in the first settlements If they are included in the first settlement, they are, perhaps, not included in the second, or if in the second perhaps not in the third, because sufficient time has not elapsed to admit of a second or third settlement being extended to them

6. The juma of this pargannah, which stood on an average of 5 years previous to the cession at Rupees 85,932, was, in the last year of the first triennial lease, (1215 F S) raised to Rupees 1,16,166.

7 Previous to the formation of the second settlement a severe drought occurred, and it was found necessary to grant large abatements for the first years of the lease, which however were more than compensated by the great increase taken in the last year of the terms The reason of augmenting the jumah so inordinately may be sought in the apprehension the authorities were under, lest a standard juma should not be obtained in the last year of a settlement, which it was then supposed would be declared perpetual

8 The juma of the second settlement stood thus	<u>1216</u>	<u>1217</u>
	<u>1,09,821</u>	<u>1,14,543</u>
<u>1218</u>	exhibiting an increase of Rupees 10,023 on the previous juma, <u>1,26,190</u> which was even then acknowledged to be too high, as is obvious from the immediate relief it was found necessary to grant in the first year of the lease	

9 The nimuk sayar of five estates amounting to Rupees 2,245, was included in this juma It had in the previous settlement borne a juma of Rupees 1,100

10 Although in 34 estates previously held in farm, proprietors were admitted, yet 51 still remained in the hands of strangers and adventurers

11 The Board of Commissioners were of opinion that the effects of the unfavorable season were more severely felt in Dasnali than in other pargunnahs of the district, but they state that there is no reason to apprehend that the juma of 1218 F S had been rated too high From their stating so prominently that there was no reason for apprehending over-assessment, it may be inferred that they considered there were at least some grounds for the suspicion.

12 The third settlement remained substantially the same as the second, with the exception of a few reductions where the engagements were resigned.

13 In the fourth settlement very large abatements were granted by Mr Colin Shakespear, and much dissatisfaction was expressed by the superior authorities. The reasons advanced by the Collector were that the pergunnah had felt most severely the effects of a drought for two successive years in consequence of the soil not being fertile, and not possessing adequate means of irrigation, that the settlement was concluded in an unpropitious year which succeeded one which was still more unpropitious, that the assessment from 1218 to 1222 F S was unusually oppressive, which was proved by the fact that when lands had been put up to sale to recover balances, there was scarcely an instance of any having been purchased.

14 The jumas of this settlement were accordingly fixed as follows —

1223	1224	1225	1226	1227
91,022	94,017	97,003	1,00,109	1,04,565

shewing on the highest juma a decrease of Rs 21,625, when compared with that of 1218 F S

15 The next settlement was formed with the avowed determination of recovering this reduction, and the subjoined statement will show that the Collector was pretty successful —

1228	1229	1230	1231
1,16,537	1,17,553	1,18,578	1,19,437

1232 to which is to be added about Rupees 3,000 for three estates which remained khain

16 After this, little alteration occurred, except that in 1238 F S, 28 estates were resigned and reductions were granted to the extent of about 4,000 Rupees

17 This brief narration will shew that the pergunnah of Dalsnab has never, from the commencement of our administration, been very lowly assessed, and though I was told vaguely that an increase of from 12,000 to 15,000 might be demanded, I confess I did not expect that, in my mere attempt at equalization, I should have found it proper to raise the juma by more than 7,000 Rupees

18 Sugar cane is cultivated only in a few villages, but good rubbee crops are produced, and notwithstanding Mr Shakespear's declaration of the scarcity of water, the professional returns show it to be one of the most plentifully irrigated pergunnahs in the district, the irrigated land bears a proportion of more than one-half to the unirrigated. The waste land is almost equal to one-half of the land under cultivation.

19 The quality of the soil is very uniform, except in some of the villages adjoining the Boolundshahpur district, and a few near the Hindun, to the south of the Delhi road, where the soil is blackish and unproductive. In these I have allowed a deduction of 3 annas from the following rates, which have been applied to the remainder of the pargannah.

<i>Rent rates</i>			<i>Revenue rates</i>		
Irrigated	Unirrigated		Irrigated	Unirrigated	
Rs	As	P.	Rs	As	P.
4	0	0	2	5	0
			2	12	0
			1	10	0

20 I was informed by some intelligent landholders, that it was usual amongst themselves to divide the pargannah into four tuppas, bearing reference to the quality of the soil. Thus, Galouty was classed as gold, Dholani as silver, Pilhoor as copper, and Dasnah as iron. I searched out for these variations, and I think the distinction more fanciful than real. If there is any reason for the specification, it seems to derive its origin more from the relative contiguity of the water to the surface, than from any obvious and characteristic difference in the nature of the soil.

21 Mouzah Ooleda, No. 153, has now been settled for the first time. On the death of Nawab Fyze Mohamul Khan, it lapsed to Government at the same time with mouzahs Koojee and Tising, already reported to Government, with the pargannah of Baghput. It has been settled at the full revenue rate of the pargannah.

22 The caste and habits of the zemindars do not vary much. in Dasnah Rajpoots are the predominant tribe, and hold the proprietary right in about two-thirds of the whole pargannah.

23 It appears that during two of the settlements which this pargannah has undergone, the seasons were very unpropitious. I am not, however, aware that it is more exposed to the casualties of season than the other parts of the district; or if it is exposed, how it is to be accounted for. I observe from the Index of your Revenue correspondence that the zemindars of this pargannah have petitioned this year for remissions on account of the damage sustained by a severe hail storm, and that their request was not complied with. The profit which has been left to them in ordinary years is certainly sufficient to compensate for any injury they may sustain from such causes.

#### PERGUNNAH JULALABAD.

24 This pargannah is bounded on the north by Meerut, on the south by Dasnah, on the west by the river Hindun, and on east by Sirawah and Bhojpoor.

25. The quality of the soil is somewhat inferior to that of Dasnah, and I have therefore assumed lower rates.

<i>Rent rates</i>				<i>Revenue rates</i>			
Irrigated.	Unirrigated	Irrigated	Unirrigated	Rs As P	Rs As P	Rs. As P	Rs As P
3 14 0	2 3 0	2 10 0	1 8 0				

These are precisely the same as those which have already been applied to Sirawah

26 That portion of the pergunnah which has been sometimes rated as a tappa under the name of Begumabad, is of a superior quality, and for that I have consequently assumed the Dasnah rates

27 The villages which compose this tuppah are Nos 58, 59, 60, 61, 62, 67, 70, 71, 72, 74, 75, 77, 78, 83, 84, 86, 91. They were all included in the jageer of the late Bala Baee, and lapsed to Government in the year 1241 F. S

28 Mr. Hamilton, on the first introduction of our authority, framed a settlement for five years, or till revision under Regulation IX of 1833. The arrangements made by that Gentleman were, for the most part, equitable. The measurements which were made were generally correct, as the Ameens, knowing that the professional survey of the next year would expose collusion, were compelled to render their returns as free as possible from any material error.

29 Wherever I have raised the juma, I have made the enhancement commence after the conclusion of Mr. Hamilton's summary settlement, as it had but a short time to run, and there was no instance in which the assets were so much under-rated as to render its annulment necessary or advisable

30 Some of the villages adjoining this tappa, which corresponded to it in the nature of the soil and other capabilities, have been settled according to the Begumabad rate

31. The amount of increase which has been obtained in this pergunnah is also favorable to the interests of Government. The final juma of the proposed settlement exceeds that of the last year of the expired settlement by 8,931 Rs

32 The land under irrigation bears a less proportion to the dry land, than it does in Dasnah, being only 40 per cent, but there is a smaller proportion of waste land which is equal to only one-fifth of the land under cultivation.

33. The reported settlements in both these pergunnahs have not gone beyond the Commissioner's Office. Mr. Hutchinson was preparing to send them up for confirmation when orders were received for transmitting the records of whole pergunnahs at once, and his report was consequently delayed.

34. On my first arrival at Meerut, I sent up a few of the Julalabad statements which had been prepared by the former Collector and which I did not recommend for confirmation in every instance. Since that period the option was given to me of revising his proceedings, where I considered alteration necessary. The records therefore have been entirely recast, and assimilated to those which have been newly prepared for the rest of the district.

35. The perquisites of the chowkeedars may be considered sufficient. In some few instances they hold Jageers which have been bestowed by the village communities and not by myself. In Julalabad an allowance in money is more common than usual, and in Dasnah the frequent contribution of a bakhsh per well as a remuneration for their services is peculiar.

36. In several mouzahs in these two pergunnahs, it has been found necessary to reduce the Government demand on account of over-assessment; these deductions amount in the aggregate to Rupees 6,256, which, subtracted from the gross increase of Rupees 22,561, leaves a net increase of Rupees 16,305 or 7 per cent. These pergunnahs notwithstanding may still be considered as lightly assessed; the demand has been cheerfully acceded to, and in no single instance have I been compelled to resort to farmers.

I have, &c.,

ALLAHABAD,

(Signed) H. M. ELLIOT

The 19th June, 1837.

Secty, late Offg. Deputy Collector

FROM H. M. ELLIOT, ESQR.,

*Late Offg. Deputy Collector,*

*To the Commissioner of the 1st or Meerut Division*

*Dated Allahabad, the 6th July 1837.*

SIR,

I have the honor to send for your examination and approval all the forms connected with the Settlement of pergunnah Meerut under Regulation IX of 1833 for twenty years from 1243 to 1262 F. S.

No. I. The Books of Professional Maps, 3 vols.

No. II. The Books of village forms, 4 vols

No. III. The Juma Statement.

No IV The General pergunnah Statement

No V The statement of Police Jageeis

2 The Pergunnah of Meerut, as at present constituted, comprises 351 Mehals. This amount varies considerably from that quoted in the records of the first settlement, occasioned not so much by divisions of estates, which have been few in number, as by resumptions and escheats.

3 It is on this account, as in Dasnah, difficult to institute any comparison between the present and former settlements, unless individual mouzahs be taken, which have been assessed from the beginning, for which purpose about one-third of the entire pergunnah must be excluded

4 I shall proceed to state the jumah of pergunnah Meerut as it stood at former settlements

5 The average juma of 5 years prior to the cession was 1,41,124, and the highest juma of the first settlement was fixed at 1,88,562, which was raised in the last year of the second settlement, or 1218 F S to 2,12,215. In the last year of the thud settlement, or 1222 F. S, the juma was fixed at 2,13,020.

6. In the fourth settlement the number of mouzahs was 252 uslee, and dakhilee, and in 1227 F. S, the last year of the settlement, the juma stood as high as 2,37,830

7. In the fifth settlement, from 1228 to 1232 F. S, the pergunnah was assessed at an even juma of Rupees 2,56,687, exclusive of 9 mehals held kham, which had previously borne a juma of Rs 8,721.

8 The juma of the sixth settlement remained substantially the same, but in the seventh, 47 estates were resigned and reassessed at a decrease of Rupees 7,228

9 Since the first settlement, the number of mehals has been chiefly augmented by the lapse of Rajah Nyn Singh's mocurrreee, and the jageer of the Bala Baee, Ahmed Al Khan, and the resumption of many single mouzahs.

10. Of the villages now reported, 59 have been confirmed by Government; fourteen of these were settled by Mr Tulloh, viz., Nos. 10, 12, 21, 27, 35, 37, 38, 42, 43, 45, 49, 55, 56, and 57. The rest were settled by Mr Glyn under Regulation VII of 1822, and were confirmed on the 2nd of June 1834.

11. After the conclusion of the term of these settlements, considerable alterations have been made in their jumas, and only 10 mouzahs retain the amount of their present jumas. In No. 21, mouzah Jhundheree, I have thought an immediate reduction necessary, and in the remaining forty eight mouzahs their enhanced demand is of course prospective.

12. The settlements from No. 60 to 142, were made by Mr Glyn, some under Regulation VII of 1822 and others under Regulation IX of 1833, but were left unreported, as the papers were not prepared. In these, fewer alterations have been made as they so shortly preceded the period of my own settlement, and the measurements had so recently taken place, that less error was discernible. In most of the 59 confirmed mouzahs the professional survey succeeded the settlement, and shows a large proportion of cultivation than the former measurement, which might be the effect either of a more accurate survey, or of improved resources.

13. The rest, from No 143 to No 351, have all been newly settled at a juma of 2,18,782 exclusive of two mouzahs Nos 342, and 343, Chujmalpoor and Dhumowlee, which are held in mocurrree by Dowlut Singh at a juma of 580 Rupees, according to the orders of Government, dated 9th February 1810.

14. The eight mouzahs, which follow these are nominally included in the pergannah of Suharunpore, for what reason it would be difficult to say; for they are only at a distance of eight or ten miles from Meerut. They were formerly held in Jageer by Ahmed Ali Khan, and by his death lapsed to Government in July 1822.

15. Their transfer to Meerut was recommended by the Collector of Suharunpore, but stoutly opposed by the Collector of Meerut, Mr Tulloh, because being in pergannah Suharunpore, "they must, of necessity, be nearer to Suharunpore than Meerut". The Collector of Suharunpore replied, that he would make further enquiries, as he was not quite certain of the fact, and that the recommendation had been made because his native officers told him of their locality.

16. After some time, it was ascertained, that they were near Meerut, and their annexation to that district was recommended by the Board on the 3d of July, and authorized by Government on the 7th August 1833, to take effect from the commencement of 1231 F. S. The first settlement which was made of these villages extended from 1232 to 1235 F. S.

17. The villages which were included in the Bala Baee's jageer were No. 279 Buhadoorpore, No. 172 Daha, No 328 Reoree Moradgampoor, No. 192 Solanah, No. 255 Syudpoor, No. 239 Kashee. The same principle has been observed in settling them, which was approved of in the case of other villages comprised in the same jageer. The enhanced assessment commences in every instance after the conclusion of Mr Hamilton's summary settlement.

18. In so large a pergannah as Meerut, of course a great variety of soil prevails, and where good and bad mouzahs are so much intermixed, it has

been somewhat difficult to seize upon any distinctive features by which separate classes might be formed

19. In former times it was usual to divide the pergannah into thirteen tuppas, 1 Gajjah, 2 Sewal, 3 Pooth, 4 Pablee, 5 Putteh, 6 Huwelee Meerut, 7 Rojee, 8 Sawur, 9 Machura, 10 Sissowlee Mhow, 11 Suttuh, 12 Russoolpoor, 13 Seekherah. But the distinction is now entirely lost, and it is difficult to find out their component mouzahs.

20. They were no doubt fixed upon more for the convenience of forming compact circles or departments for the purposes of collection, and could have borne no reference to quality of soil. These tuppas may be thus included in the three classes, which I have assumed below. The first five and part of the sixth in the first class. The seventh and part of the sixth in the second class, and the remaining six in the third class. In dividing the pergannah into three parts, I have endeavoured to effect a classification of the mouzahs according to their capabilities and qualities of soil.

21. One neck of land extending diagonally from Jeetpoor and Sukhowly to Khanpoor and Bansateekree, appeared of a very fine description. Its average breadth is about four miles, and includes the best villages in the district. The rate assumed is the same as that which was applied during the previous year to the pergannahs of Shikarpoor and Phoolgonah. Between these pergannahs and Meerut, the Jageer of the late Begum Sumroo intervenes, containing villages with cultivators equally industrious, and soil, if any thing, of a finer quality.

Rent rates				Revenue rates			
Irrigated	Unirrigated			Irrigated	Unirrigated		
Rs.	As.	P.	Rs.	As.	P.	Rs.	As.
6	7	0	3	3	6	4	8

22. On either side of this line, but chiefly from the southern boundary to the Kalee Nuddee, occurs the second class, which has been assessed at a rate a little above that of the adjoining pergannahs of Julalabad, Sirawa, and Hapoore, not only because the general character of the soil is better, but it enjoys greater advantages from its vicinity to the market of the Sudder station.

Rent rates.				Revenue rates.			
Irrigated	Unirrigated			Irrigated	Unirrigated.		
Rs.	As.	P.	Rs.	As.	P.	Rs.	As.
4	4	6	2	8	0	3	0

23. The third class lies to the East of the Kali Nuddee containing many of the villages included in the mocrurree of Rajah Nyn Singh, and exhibiting all the peculiarities of soil and production which were pointed out in my report on the pergannah of Hustanapoor Neloha, such

as, greater exposure to fluctuations of seasons, and the culture of sugar-cane without irrigation The rates applied to this class are—

<i>Rent rates</i>				<i>Revenue rates</i>					
Irrigated	Unirrigated	Irrigated	Unirrigated	Rs	As	P.	Rs	As	P.
4 0 0	2 3 0			2 12 0			1 8 0		

24 The sugar-cane has been calculated in the third class at the same rate as the irrigation bears The professional survey of this tract of land occurred in 1832, and the maps exhibit the sugar-cane in yellow. In the other portions of the pergannah the sugar-cane has not been taken into account, both because in most of the maps it is not colored, and even if it were, it would not be fair to assess it at a higher rate, as in those cases its cultivation depends on the industry and capital of the proprietors ; on the east of the Nuddee it may be attributed to the natural powers of the soil

25 The result of the settlement on these rates is satisfactory The average Juma of the first five years is 3,50,331 Rupees, and the highest Juma of the proposed settlement is 3,75,093 Rs, being an increase of 24,762 Rs or 7-1-0 $\frac{1}{2}$  per cent

26. This almost coincides with the increase which the most intelligent landholders, and the tehseldai agreed in representing that the pergannah might bear , and as the present result was obtained without any direct reference to this opinion respecting the capabilities of the pergannah, I consider it decisive of the fairness and adequacy of the Juma.

27 It would have been difficult in this instance to fix the rates by the usual hâchâh process on the understanding that an increase of 25,000 Rs was to be taken ; because it could not be ascertained what portion of this burden each class should bear, as they had never yet been considered separately either by the zemindars, or by the Mofussil omlah I preferred therefore taking every mouzah on its individual merits, and assessing it accordingly.

28. Villages in which the zemindaree right is vested in single proprietors, are more common here than in other pergannahs. This will almost always happen in the vicinity of the chief station in the District Greater facility of transfer exists, and the wiles and chicanery of Pleaders, and Native Officers can be more leisurely exercised Of the latter, however, there were very few complaints, but wherever they had been practised, the whole agricultural population felt it was a common cause, and were clamorous in their reprobation.

29 The principal purchasers of zemindaree right appear to be Gunga Suhaee, Bukhtawur Singh, Shoojan Raee, Nund Kishore, Shakur Ali, Bodneead Ali, and his son Zulficar Ali. Some of the Mehals in their

possession pay Jumas much at variance with the revenue rate, but the aggregate of the whole is as near as possible to this standard, the deficiency in one compensating for the excess in another

30 Considering the eagerness with which they look out for purchases, it is curious they have not possessed themselves of more villages They hold a Biswa here and there and do not average amongst them six integral mouzahs They are all of them men with some regard to character, and their influence has not been injurious They are not very likely to extend their possessions much in this settlement, as the security of a twenty years' lease will induce the zemindars to attach themselves more closely to agricultural pursuits, and apply all their exertions to the liquidation of the Government demand

31 The application of the pergunnah rate to the aggregate of all the mouzahs held by the same proprietors, has also been observed in settling several estates held by the same ancient village proprietors, except where it was declared that some change would be requisite in consequence of all parties not having equal interest in all the mouzahs In such cases of course the assessment was fixed with reference to the capabilities of each estate I will quote two or three instances to show how this principle has been acted on, both in cases of zemindaree and coparcenary villages

32. Villages belonging to Bukhtawar Singh—

			Reve	rate		Juma.
Bhola,	...	...	2817	...	..	2817
Naithana,	...	...	901	..	...	620
Poholee 10 Bis,	...	..	2057	..	.	2425
Russoolpoor Nuddee, 10 Bis,	...	...	1487	...	.	1487
Soondrah ½ d	...	...	546	...	..	325
Paiplah 17 Bis. 18 Bism.	...		1017	...	.	1150
			8825	...	..	8824

Villages belonging to Booneead Ali and Zulficar Ali—

	Deduced	Reve	Rate		Juma	
Dyampoor, 10 Bis,	...	...	911	..	...	1045
Bood Jewra,	..	...	722	...	...	657
Jeoree 10 Bis and 18 Bism,	...		730	...	...	580
Nugla Butto Gudkarpoor,	...		679	...	..	320
Nugla Taree,	...	...	1361	...	...	1500
Ubdoollahpoor 2½ Bis,	...		256	..	...	380
			4659			4482

Villages belonging to Zemindars of Deorala—

	Deduced reve.	Rate		Juma.
Mohamudpoor Hayuk,	..	895	...	895

Bupursa,	..	..	..	1327	..	.	1025
Mucharee,	..	..	..	2338	..	.	1210
Cherouree,	..	..	..	1409	..	.	1290
Deorala,	..	..	..	4504	..	..	6000
							<hr/>
				10473	..	.	10420

## Villages belonging to Zemindars of Rasnah—

	Deduced	Reve	rate	Juma.
Dumgurhee,	...	..	587	.. 800
Kasimpoor,	..	..	663	.. 300
Bunwareepoor,	..	..	542	.. 450
Rasnah,	..		2556	.. 2700
			<hr/>	<hr/>
			4348	4250

33. No grants of land have been made to the chowkeedars, their perquisites appearing in every instance to be sufficient. The most usual rate in this pergannah for the remuneration of their services appears to be the contribution of 20 seers of gram from each plough.

34. The culturable waste is large, consisting of 56738 acres, which is about double the amount of the barren land, and 20½ per cent. of the total area.

35. The irrigated land does not bear so large a proportion to the unirrigated as might have been expected where the greater part of the soil is good, and capital more easily procurable than in other pergannahs. It is only 29½ per cent. of the total cultivation.

36. It will not escape your notice that several of these mouzahs bear very high averages, so much so, as to present the appearance of over-assessment. My attention was of course attracted to them, and every enquiry was instituted before I could satisfy myself that they should be retained. In no instance have these mouzahs, which bear the highest averages, been raised to their present amount by me, but when I felt satisfied both from the concurrence of the opinions of zemindars and of the Mofussil omlah, that they were fairly assessed, and paid their revenue with ease, I did not feel myself justified in lowering them merely because I directed so large an aberration from the pergannah rate.

37. The mouzahs I particularly alluded to are—

		Juma	average on cultivation.			Rs	As.	P.
			..	..	..			
1	Chobala,	...	820	..	..	..	4	5 5
2	Kuleanpoor,	..	1301	..	..	..	4	2 6
60	Jatoulee,	..	3841	..	..	..	1	14 6
143	Mameepoor,	..	1200	..	..	..	4	12 6

144	Junghaatee,	.	3200	.	.	4	7	0
145	Bhugwanpoor 10 Bis	.	650	.	.	4	4	0
146	Punwaree,	..	1808	..	..	4	2	8
147	Deorala,	..	6000	..	.	4	0	5
148	Khuiolee,	.	1000	.	..	4	0	0

38 In all those instances, I have endeavoured to advance reasons for not lowering the jumas below the present amount, it would only needlessly lengthen this letter to repeat them here. I will therefore content myself with quoting the Dous of the Tehsildar and Canoongoe, men, who have both been intimately connected with the Pergunnah ever since the British accession, who are themselves landholders, and can have no reason for mis-representation. Their opinions show that they have confidence in the stability of the present juma, for in almost every instance have they proposed an incasce, in none have they recommended any abatement.

		Average of past 5 years,	Proposed Juma,	Doul of Tehsil	Doul of Canoongoe
1	Chobuhla,	.. .. 925	820	1025	1025
2	Kulleanpoore,	.. .. 1300	1301	1500	1401
60	Jatoulee, ..	... 3400	3841	3900	3991
143	Mainepoor,	.. 1242	1200	1342	1342
144	Junghaatee,	.. 3200	3200	3400	3400
145	Bhugwanpoor 10 Bis	.. 650	650	700	700
146	Punwaree,	.. 1808	1808	1808	1808
147	Deorala,	... .. 6000	6000	6400	6500
148	Khuiolee,	.. 1000	1000	1100	1000

39 Though I am willing to acknowledge that their testimony is by no means conclusive, yet when after a long and accurate knowledge of a mouzah, they propose an enhancement, being at the same time perfectly aware that if they do not collect this juma with punctuality they themselves will be exposed to the chances of fine and dismissal, it must be allowed to have some weight, particularly when the representations of the independent landholders in the vicinity all incline to the same side. When the field rentals also are examined they produce the same impression.

40 To prove the latter assertion it is only necessary to take the mouzah of Jatoulee, which pays not only the highest average in the pergunnah, but also the highest in the whole district. When it is seen what is the rental yielded by this mouzah, when without taking into consideration the culturable waste, the chunchur, and fallow, there remains, after paying the revenue, a profit of nearly 20 per cent, an inference may fairly be drawn that it is not over-assessed, and that the other mouzahs, almost similarly circumstanced (with the exception of not being quite so favorably situ-

ated with regard to the vicinity of the market of Meerut) which pay a much lower average on their cultivation, cannot be assessed beyond their resources. Indeed I have reason to know that mouzah Mamrapoor, bearing an average of 4-12-6 on its cultivation, pays its full revenue from Sugar cultivation alone, the rent rate being 12 Rs per beegah.

41 I subjoin the *jumabundee* of Jatoulee, and would beg to refer you to the miscellaneous General Remarks in form No II for other reasons which induced me not to propose any alteration in the present assessment.

Name of produce	Quantity of land in Cutcha bee- gahs			Village rent rates			Amount of rent		
				1	8	0	2270	0	0
Sugar cane,	504	7	0						
Cotton,	120	14	0	1	8	0	196	1	3
Musseena,	426	4	0	0	5	0	133	3	0
Moth,	5	4	0	0	5	0	1	10	0
Jowar,	187	15	0	0	10	0	117	5	6
Jowar and Musseena,	5	12	0	0	5	0	1	12	0
Mooujee,	132	13	0	1	4	0	165	12	9
Mukha,	163	7	0	0	12	0	122	8	0
Gora,	57	18	0	0	5	0	18	1	6
Churree,	143	4	0	0	10	0	89	8	3
Shalee,	137	4	0	0	12	0	102	15	0
Bajra,	18	10	0	0	12	0	13	13	9
Shamakh,	1	15	0	0	5	0	0	8	9
Mundwah,	3	15	0	0	10	0	2	4	6
Carrots,	1	3	0	1	0	0	1	2	3
Wheat,	577	8	0	1	14	9	1084	5	9
Gojacee,	385	19	0	0	12	0	292	5	3
Barley,	29	14	0	1	6	10	40	7	6
Gram,	99	19	0	0	8	0	55	2	3
Total	3012	5	0	0	0	0	4708	15	3

Besides 184 beegahs of fallow and 258 lately thrown out of cultivation.

42 All the other mehals in the pergannah are assessed at an average rate below four Rupees per acre, and after taking into account the variety of soils, castes and circumstances, which must prevail in so large a tract of country, I think it bears as even an assessment as it is practicable to fix and to this desirable object my utmost endeavours have been directed.

I have, &c

ALLAHABAD, } (Signed) H M ELLIOT,  
The 6th July, 1837 } Late Offg. Deputy Collector.

No 2  
 FROM T C PLOWDEN, ESQ,  
*Offg Collector in charge Zillah  
 Sirdhanah Settlement,*  
 To G F FRANCO, ESQ,  
*Offg Commissioner 1st Division*  
 Dated 16th March 1840

SIR,

I have the honor to submit for approval the English documents as noted in the margin,\* connected with the Settlement of Peigunnahs Sirdhanah, Boor hanah, Burout, Kotanuh, and Burnawah, and of Mouzas Nupooria, Peigunnah Shikarpur and Doghut Peigunnah Kandleh, formerly comprising a portion of the late Begum Sumroo's Jaidad and now annexed to the Meerut District

\* Professional Survey, 5 volumes  
 Village Statement, 5 volumes  
 General do Nos 3 & 4 Police do  
 20 Vernacular Settlement muls

2 I also forward the Settlement papers of Mouzah Ounjabad Jutoulee, Pergunnah Kandleh, which, owing to an unadjusted boundary dispute, was not included in the general Settlement of Zillah Meerut to which it belongs

3 The Settlement has been made under the provisions of Regulations VII of 1822 and IX of 1833, on a lease of 18 years from 1245 to 1262 F S inclusive, terminating in the same year in which the Meerut Settlement expires

Duration of the proposed Settlement

4 These pergunnahs are situated in the western part of the upper Doab, and are enclosed on three sides chiefly by zillah Meerut, and partially by zillah Mozaffernugger. The river Jumna forms the fourth or western boundary. They contain 330 villages including separately assessed puttees

5 The nature and quality of the soil is similar to that which characterizes the western portion of the Meerut District, being, in the two pergunnahs nearest the Jumna, a rich black loam, and assuming a redder tinge and a less degree of consistency in the other three and more inland Dakra and Seotah are the denominations of these two kinds of soils, the proportion of Bhoor or inferior land to the above in these pergunnahs is very small being about  $\frac{1}{8}$ th of the whole

Soil Kotanuh & Burout

6 A large proportion of the area is irrigated, the Doab Canal, the rivers Jumna, Hindun and Kishna, and pucha and kutchha wells supplying the sources. The first already fertilized the greater portion of pergunnahs Burout and Kotanuh being

Irrigation

the boundary line between the two pergannahs, and is available also for pergannah Burnawah. Of the rivers the Jumna supplies pergannah Kotanuh, and the other two afford the means of irrigation to considerable portions of pergannahs Burout, Burnawah and Boorhanah. The Pergannah of Sudhanah is entirely dependent on wells, which, as if to compensate for its want of the advantages enjoyed by the other pergannahs, are from the nature of the soil, constructed at a very trifling expense, and endure for many years. Cutcha wells are consequently very numerous, and the proportion of its irrigated area is not inferior to that of the other pergannahs.

7 As may reasonably be expected under such favorable circumstances, the more profitable products largely preponderate. Sugar-cane, Cotton, Mukka, and Wheat are cultivated to a very great extent, and may fairly be considered, in the order they are written, as the staples of these pergannahs. Rice is but little grown, and the coarse grains, as Jowar &c, are cultivated more for consumption, and as fodder for cattle, than for the market. There is but little Bajra; this grain requires a sandy soil, and its absence attests the general richness of the soil.

8 For the disposal of this produce there is no want of convenient marts. In addition to their own proper marts of Qusbalis Burout, Binowlee, and Sudhanah, those of Meerut, Shamlee, Kandleh, Teekree, Baghpur, Chhuprowlee Tandah, (all in the vicinity of one or other of these pergannahs) and Shadereuh and Delhi, at no great distance from two of them, afford ample facilities for the disposal of every species of produce. The Sugar of Burout and Kotanuh is easily transported across the Jumna to the westward from the mart of the first named place which is distant only five miles from the river. The Sugar of Sudhanah finds a ready sale at Meerut, while that of Boorhanah is disposed of at Shamlee.

9 The population of these pergannahs is numerous. The average number per square mile given by the Professional Survey is larger than that of zillah Meerut, being 310, while the latter is 293. It is composed principally of *Jats*. The pergannahs of Burout and Kotanuh may be said to belong entirely to them. The rest of the population is composed of Tuggahs and Rajpoots with a sprinkling of *Puthans* and *Moghuls*.

10 The net demand of these pergannahs for 20 years, or from 1221 to 1241 F. S. (which is as far back as the account I was able to procure go) averaged Rupees 5,86,650, including *Ahwal*. The collections during the same period averaged Rs. 5,67,211, the entire arrear of the period amounting to Rs 19,439 only.

11 The smallness of the area would tend to the inference that this demand was moderate and realized with facility

12 It was nevertheless the utmost that could be exacted, and its severity was only concealed and sustained by the factitious aids with which it was propped up

13 The mode of settlement was this The assessments were annual

Explanation of mode of settlement under the late Begum The *Jumabundees* were formed village by village, by the application of money rates, according to the nature of the produce grown

These money rates were fixed and determined in each pargannah, and were classified on the villages in each, in a ratio graduated to the caste of the cultivator, of whom the *Juls* held the first rank These rates were very high, much exceeding those of Zallah Meerut for similar kinds of produce Thus the highest rates in these pargannahs for sugar-cane ranged from 15 to 10 rupees per pucca becgah, the lowest from 9 to 6-9 per pucca becgah, while in Meerut the highest ranged from 12 to 9 Rupees, and the lowest from 4-8 to 3 Rupees per pucca beegah

14 The only regular deduction allowed on this *Jumabundee* was that of *Nankur*, an allowance to the village community differing in each village and ranging from 12 to  $2\frac{1}{2}$  Rupees per cent on the juma I do not take any notice of small money presents on account of marriages, &c, for though these were entered in the village accounts, yet as they appeared there generally as a set off against a portion of the demand, which it was probably found impossible to realize, and were granted only to the heads of villages, do not properly enter into a fiscal estimation of assets

15. The balance was the *Mal juma* To it were then added *Abwab* or cesses consisting of two principal items, one varying and fluctuating according to the amount of the juma on which it was a cess of 7 per cent, the other fixed and immutable, though unequal in each village, may be called a village cess; this latter appears to have been intended as a commutation for certain fees of Amils, Dewans, Canoongoes, &c which those functionaries are usually in the habit of exacting for themselves under the name of Bheyt Nuziana, &c, and which though here commuted for and appropriated by the Begum who professed to make good the loss herself to her officers, were probably not the less exacted by the parties interested in them. The *Mal juma* and *Abwab* together formed the assessment, and Tuccavee advances and arrears of past year were then superadded, and the whole sum, *Mal Juma*, *Abwab*, Tuccavee and past arrears formed the standard

demand of the current year, against which all collections and remissions were credited.

16. In realizing this demand, after deducting from the collections Battas on Collections the Tuccavee advances, which, charged with an interest of 25 per cent per annum, were never allowed to remain outstanding for more than a year, a further sum of 7 Rupees 5 annas per cent was charged on the balance as batta, a charge which, originating in the earliest years of the Begum's rule on rupees of inferior value then in circulation, equally continued to be exacted under the sanction of a long prescription, when the present kuldar rupee was introduced and became current.

17. The following figures will shew the average demand and receipts for 20 years or from 1221 to 1240 F S, and Average Juma Wasal Bajee of 20 years from 1221 to 1240 F S will tend to exemplify what has been above written, Tuccavee and arrears being excluded from the calculation.

<i>Jumabundee</i>	<i>Nunkar</i>	<i>Mal Juma</i>	<i>Abwab</i>	<i>Total demand.</i>
5,49,847	— 34,744	= 5,15,103	+ 34,054	= 5,49,157
<i>Collections.</i>	<i>Batta</i>	<i>Total Collections</i>		<i>Balance</i>
5,29,718	+ 37,493	= 5,67,211		19,439

18. But notwithstanding the severity of this assessment, it is obvious from the smallness of the arrear in so many years that the Illaqua did not break down under it nor did the cultivation diminish, and it requires to be explained how these results were avoided.

19. They were avoided by Tuccavee advances and forced labour By Tuccavee and forced labour. The greater part of the Sugar-cane which is a staple of these peigunnahs was cultivated on Tuccavee advances, and if a man's bullocks died or he required the usual implements of husbandry, Tuccavee was advanced to him with which he was compelled to supply his agricultural wants and to sow a quantity of land proportional to his means. The Tehsil Officers annually in the ploughing season made a tour through their respective districts to see that the land was not left untilled, sometimes encouraging and oftener compelling the inhabitants to cultivate.

20. These Tuccavee advances were always recovered either at the close of the fassul or of the year with an interest of 25 per cent.

21. In addition to all this, 12 per cent on the juma was levied by Village charges the Lumberdaas for village expenses, this being the sanctioned limit for such charges. The extent of the demand to which a Village of the 1st class was liable may be inferred from

this simple calculation, that in the Village land, Sugar-cane would be rated at 18 Rupees per pucca Begah. Some villages paid as high as 10 Rupees per acre on the cultivated area, and it is a notorious fact that the jumas of many Villages were eked out by taxing the different trades and Ryots, by hiring out carts, and such like shifts.

22 In fact in the fiscal administration the rule seems to have been fully recognised and acted up to by the Begum, which, as laid down by a Mahomedan Lawyer, declared, in its regard for the cultivator, that, "There shall be left for every man who cultivates his lands, as much as he requires for his own support, till the next crop be reaped, and that of his family, and for seed. Thus much shall be left to him, what remains is land tax, and shall go to the Public Treasury." For considering her territory as a private estate, and her subjects as serfs, she appropriated the whole produce of their labor, with the exception of what sufficed to keep body and soul together.

23 It was by these means, and by nicely keeping the balance, and always limiting her demand to the exact point of endurance, and with equally due regard to favorable or unfavorable seasons, that a factitious state of prosperity was induced and maintained, which though it might, and I believe did deceive the Begum's neighbours into an impression that her country was highly prosperous, could not delude the population into content and happiness. Above the surface and to the eye all was smiling and prosperous, but within was rottenness and misery.

24 Under these circumstances the smallness of the above arrear is no proof of the fairness of the juma. It rather shews that the collections were as much as the Begum's ingenuity could extract, and this balance being unrealizable, the demand was by so much at least too high.

25. To maintain such a system required much skill and tact, and with the energy of the Begum's character, and the activity of her administration these were not wanting, and as long as her faculties remained unimpaired, her measures produced all that could be fairly expected from them. But when the increasing age and infirmities of the Begum devolved the uncontrolled administration of her territory during the last 4 or 5 years of her life on her heir, the factitious nature of her system was clearly demonstrated.

26. Indeed a very short trial seemed to convince this gentleman himself of his inability to carry it on, for in Change of system by her heir who made a settlement for 3 years. 1241-1242 F S he relinquished the old system of annual assessments and Tuccavée advances, and made a settlement for 3 years.

27 In this settlement all the items of *Abwab* above mentioned were consolidated with the Mal juma and after an uniform deduction of 5 per cent as Moquddumee the only deduction in the *Jumabundee* on this settlement balance, the remainder under the denomination of a Mal Juma, became the revenue demand

Jumas 28 The net jumas of this settlement were as follows.—

1241 F S	1242 F S	1243 F S
6,79,730	6,86,454	6,91,388

In the above, 35 villages are not included, remaining in kham collections, whose receipts averaged about Rs 23,047

29 These jumas were more than a lakh in excess of the average demand of the preceding 20 years. No measurement preceded this assessment, nor was it formed on any data whatever, except apparently taking the average of the past jumas as a foundation and adding thereto a large sum as a set off against the probable profits which it was supposed would accrue to the zamindars under the security of a 3 years lease.

Absence of all data in the formation of this settlement

30 In this settlement, however, there were two improvements on the past, one the abolition of cesses, though merely nominal, as by it the demand was simplified, the other the term of the leases, which however short compared to what we now allow, was a boon compared to the annual assessments. But the enormous increase assessed, and that, not progressively and on fair data, but suddenly and on an arbitrary assumption of possible profits, neutralized the benefits that might have resulted from this latter measure. It did more, for exorbitant as these jumas were in themselves, they told with double force on a people without capital and without resources, and whose agricultural operations, and even existence had for years depended on the assistance and forbearance of their rulers. The Tuccavee advances ceased and no allowance was made for bad season or different crops.

31. The props that had hitherto sustained them being thus withdrawn, while their burthens were increased, ruin naturally followed. In the first year of the lease no less than 92 villages fell under kham tehsil, whose jumas amounted to rupees 2,61,380. In the 2nd year 6 more villages fell into kham tehsil whose jumas amounted to rupees 36,367. In fussul khureef of the 3rd year 1243 F. S 28 more villages fell into kham collection whose jumas

Its effects

amounted to Rs 76,362, and the sum was rapidly increasing when the Begum's death at the close of that fassul and the lapse of the territory to the British Government at once arrested and stopped its further progress.

32 Nothing in fact could more satisfactorily have shewn the estimation in which the British rule is held by those who do not enjoy its blessings, than the rapid return of the population to their homes which followed immediately on this lapse, and the confidence thereby expressed by them of a just and equitable assessment.

33 The depressed and deteriorated condition of these parganahs on their lapse was clearly and indisputably shewn in the number of villages found in kham tehsil at the lapse One-third of the Elqua found in kham tehsil amounting to  $\frac{1}{3}$ rd of the whole number by the heavy balances which in the last 3 years of the Begum's life exceeded the aggregate area of the preceding 25 years, by the deserted and the decayed appearances of the villages, and the consequent accumulation of large tracts of uncultivated land.

34 But though the more immediate cause of this state of deterioration is to be found in the large and sudden increase to the revenue made in the last settlement, yet it was doubtless aggravated by gross mismanagement in the fiscal and judicial administration, by the systematic plunder and extortion indulged in by every underling of office, by the heavy sayer duties which annoyed and harassed the people, and paralyzed all commercial dealings, and by the hopelessness of redress from those whose creed of political economy was to take as much as they could get and give no more than they could help.

35 The sayer duties were peculiarly harassing. They were levied on all kinds of property, and equally on exports and imports, animals, wearing apparel and cloths of every description, indigo, cotton, sugar-cane, spices and all other produce, were all subject to a transit duty in and out. Transfers of land and houses and sugar works also paid duty, the latter was very high, being for the best 16 rupees and for the worst 12 rupees each.

36 Such was the condition of this territory when it lapsed to us in January 1836, or nearly at the close of the khuroef fassul of 1243 F. S.

37 The necessary relief was at once afforded by summary settlements, reducing the Begum's juma, and by the introduction of the professional survey in September 1836. By the reduction of the juma, the progress of deterioration was at once arrested, while the introduction of the survey encouraged the people to return and re-establish themselves.

in their old homes by giving them the assurance of a speedy and equitable assessment at a long lease

38. The summary settlements were two. The first was made immediately on the lapse, and affected the whole Summary settlement on the Elaqua. It granted a uniform reduction lapse of the Elaqua of 19 per cent on the existing juma of the leased mouzahs, and assessed the Khanmouzahs on such data as were at the moment available, but these being naturally very insufficient, a second settlement was made of them on more detailed enquiry, the leased mouzah being left *in statu quo*. The following jumas were the results —

1243 F S	1244 F S	1245 F S
4,63,473	4,94,183	5,04,152

Of the juma for 1243 F S Rs 2,43,855 had been realized by the Begum on account of the khureef fassul, \* Rs 36,384 20 were subsequently realized and paid to the Begum's heir as balance of the khureef demand, in addition to this sum collected before her death. the remainder Rupees 2,21,618 was the Government juma of the other fassul. This settlement was confirmed by Government on the 13th February 1838.

39. The survey commenced in September 1836 and preceded the regular settlement by nearly one year. During this interval, a great change took place in the cultivated area, the greater portion of the "lately abandoned" having become included in it. I was so fully satisfied of this from a minute acquaintance with the Elaqua that I had no hesitation in forming my *Jamahundees* on the aggregate of these two areas.

Present proposed settlement 40. The survey gave the following areas —

Total area	Fit for cultivation	Lately abandoned	Cultivated
3,11,747	55,467	19,141	1,72,160

In the cold season of 1837/38, which was also the year of drought 1245 F S, I proceeded to the settlement under report

The objects sought in 41. In effecting this, my objects after reviewing it

the above facts, were first to fix a fair aggregate juma, and secondly in its distribution to remove the *inequalizations\** that existed in numerous instances and which

\* Inequalities were in a great measure of the nature of casual variations.

42. In fixing a fair juma it was obvious from their results that the assumed juma of the Elaqua assessments of the Begum in her last or 3 years' settlement were utterly inapplicable to the Elaqua, and if I have been successful in showing that the Begum's

average collections in the 20 years preceding this last settlement was also severe, it is further obvious that this too was inadmissible as a standard. But some standard was necessary, and after much enquiry and investigation into accounts and opinions, I was satisfied that Rupees 5,44,000 (or Rupees 5,40,000 without including Mouzah Khawase pergunnah Burinawah) would, now that the advantages of the Canal were attainable, be a fair assessment, and I assumed Rupees 5,44,000, therefore, as my standard for the 5 pergunnahs, distributing it afterwards on the same principle on each pergunnah separately.

**43** In selecting my rent rates for each pergunnah my attention was

first naturally turned to those which had

Mode of assuming rent rates  
and their application been recently introduced and were in force

in the neighbouring pergunnahs of the Meerut District

It will generally be found that the statistics and local features of a pergunnah largely partake of the characteristics of one or more of those that adjoin it as was the case in these pergunnahs. An attention to this point will be found materially to simplify assessments and to lead to a greater approximation to equalization for a rate once ascertained, tested and approved, may be applied sometimes as it stands, and at others with slight modifications, to one pergunnah after another, and from district to district, all forming links of one chain. The working out of this rule will always be facilitated by the ready assent of the people who, as in these settlements, will themselves apply for the rates which they see their neighbours pay. These pergunnahs then forming a component part of the Meerut District and surrounded by settled pergunnahs of the same, of similar characteristics, the rent rates of the latter having also the sanction of Government and the testimony of the people in their favor, become obviously and at once applicable to the former. Accordingly in some cases I adopted them as I found them in the neighbouring pergunnahs, in others I slightly modified them wherever any departure from the general uniformity made this necessary. They were formed on the irrigated and unirrigated areas, and calculated on the area of the professional survey except in cases where the puttees of a Mouzah were separately assessed when the calculation was made on the Khusrah.

**44** The result of this settlement gives a revenue of Rupees 5,45,131

Proposed Juma. in its maximum, being Rupees 50,946 in excess of

the juma of the expired settlement. This sum is attained in the 12th year of the lease. In the first year or 1245 F S I have taken no increase whatever, and the decrease in that year thus stands without any set off. It was the year of drought, itself sufficient to justify this and being also the last year of the expired settlement.

which had been confirmed by government, I was debaited from taking an increase even where circumstances justified it, and accordingly the enhancement does not commence until after the expiry of the Summary settlement or from 1240 F. S. The maximum juna when viewed relatively to the sum as fixed as a standard rises by Rupees 5,016 only.

Area rate of the 45 This juna cannot be considered low, as the proposed juna following rates on the area will show —

On total Area			On malgozairee			On cultivated		
Rs	As	P	Rs	As	P	Rs	As	P
1	12	0	2	3	4	3	2	6

The latter area ought to include the lately abandoned which was nearly all under the plough at the settlement the rates thus calculated would be on the

Total Area			Malgozairee			Cultivated		
Rs	As	P	Rs	As	P	Rs	As	P
1	12	0	2	3	4	2	13	7½

higher average rates than prevail at Meerut

46 In speaking of those pergunnahs, and in my remarks on the past assessments, I do not include two large Settlements of mouzah Nu-  
poorah pergunnah Shikarpur detached villages. One in pergunnah Shikar-  
poor, the other in pergunnah Kandlch The  
Kandlch revised juna of these amounts to Rupees  
18,617, making the aggregate amount of the present assessments  
Rs 5,63,718

47 I now proceed to explain the assessments of each pergunnah separately

This pergunnah had deteriorated less than the others except pergunnah Bairout. This was owing to the accidental circumstance of its being the last that came under settlement, its lease dating from 1242 F. S., so that it had only run 1½ year when it lapsed. The number of mouzahs found in kham tehsil was only 17. This pergunnah has been divided into three classes, an arrangement rendered necessary by the varieties of soil and cultivators, and in obedience to established custom. The first class consists of 26 villages of superior soil and capabilities, and cultivated chiefly by *Jats*. These village, lie together in a cluster in the south-west portion of the pergunnah, and are bordered on by pergunnah Meerut. The soil of these is very superior and sugar-cane particularly is extensively cultivated. Cutchi wells are constructed at a very trifling expense and endure for many years, and the mart of Meerut and the cantonments is available to them all. The relative proportions of irrigated and unirrigated lands in this class are nearly equal. The second class consists of 37 vil-

lages occupied principally by a Rajpoot population, they are situated in the northern portion of the pergannah, having pergannah Boorhanah for their boundary. This tract having two Nuddees on the east and west of it, is more liable to be cut up into ravines, which is the case with many of the estates in it, and marts are at a greater distance, but the soil is very good. The irrigated area of this class is about  $\frac{1}{4}$ th of its cultivated area. The third class consists of 20 villages occupied by various castes and situate on the east portion of the pergannah through which runs a range of sand hills which deteriorates the soil considerably. The irrigated area of this class is about  $\frac{1}{3}$ th of its cultivated area. The following were the rates for each of the above classes—

	<i>Rent Rates</i>			<i>Reduced Revenue Rates</i>		
	Irrigated		Unirrigated	Irrigated		Unirrigated
	Rs	As	P	Rs	As	P
1st class ..	7	9	7	3	12	10
2nd class ..	6	7	0	3	3	6
3rd class.	4	12	9	2	6	5

The rates of the 1st class are higher than those selected for the 2nd class villages of pergannah Meerut, but they are not so high as they have been accustomed to pay, and in this class alone of the three is the proposed juma less than the average mal juma and collections of the past 20 years. The rates of the 2nd class are similar to those of the 1st class of pergannah Meerut, while those of the 3rd class are slightly in excess of the 2nd class in the same. The following statement shews the result in each class—

	Average juma per ABWAR of 20 years	Average col- lections of 20 years	Present pro- posed juma	On total area	On mal- gouzaare	On culti- vated
1st class ...	79,491	82,901	68,528	2-14-6 $\frac{1}{2}$	3-8-0	4-11-11
2nd class .	54,162	55,666	56,631	1-11-0 $\frac{1}{2}$	2-1-9	2-14-4
3rd class. .	17,538	18,153	22,988	1 - 3 - 8	1-8-8	2 - 4 - 4
Total .	1,51,191	1,56,720	1,48,147	1-15-4	2-6-7	3 - 2 - 1

48 In the above the village of Ramnugur is not included; being far removed from the pergannah, it could not be classified and was separately assessed according to the revenue rates of pergannah Kethoi in which it lies. The first class being composed principally of *Jats* were always severely taxed, and their industry made up for the idleness of the other two classes. I have, as much as was possible, without compromising the fair dues of Government, endeavored to remedy this casual variation, as will be seen in the comparative decrease bestowed on the 1st class. There still remains a considerable difference in their rates, but not more than their relative capabilities warrant. A certain difference must continue to exist between these different castes as long as their

relative habits of industry and agricultural skill continue as they are. To equalize them seems impossible and even unfair, for as has been justly observed by a recent writer though a tax may be in the abstract heavy, its weight is to be judged by the proportion of increase which remains over to the payer. A tax on degrees of industry is therefore fair, for it is a tax on profits. The proposed juma of this pargunnah exceeds that of the expired settlement by Rupees 6,281.

49 In this pargunnah also were the villages distributed into classes

Pargunnah Deoburab The tract comprising the first class is to the east of the Hindun river and bordered on by the settled pargunnahs of Shikarpur and Phookanah, some of the villages intermingling with each other, for these the rates of those pargunnahs which are alike have been adopted, corresponding also with the rates of the second class of pargunnah Sirdhanah. For the tract to the west of the same river, and bordered on by pargunnah Kandleh, the rates of that pargunnah have been adopted, corresponding also with the third class of pargunnah Sirdhanah. Thus

	Rent Rates			Reduced Revenue Rates		
	Irrigated		Unirrigated	Irrigated		Unirrigated
	Rs	As	P	Rs	As	P
1st class ..	6	6	5	3	3	3
2nd class .	4	12	9	2	6	5

The result is as follows.—

	Average juma and ADWAB of 20 years	Average col- lections of 20 years	Present pro- posed juma	On total area	On mal- gozaree	On cul- tivated.
1st class	1,14,503	1,18,186	1,07,334	1-12-7	2-3-1	3-5-3
2nd class.	20,382	21,129	30,099	1 - 2-9	1-9-1	2-3-3
Total, ...	1,34,885	1,39,315	1,38,333	1-11-0	2-1-10	3-1-0

The proposed juma is Rupees 18,311 in excess of that of the expired settlement. The entire increase almost is in the second class. Its average payments therefore for 20 years are fair. In the Begum's last settlement the assessment was very severe and the consequence was that no less than 51 villages were in khain tehsil when the territory lapsed.

50 This pargunnah under the Begum had always been lightly assessed owing to the influence of the Begum's Dewan whose families are chowdrees of the pargunnah. There is a greater mixture of castes in this pargunnah, and the soil is more sandy than that of its neighbour Sirdhanah. In the first class the irrigated area is less than  $\frac{1}{3}$ rd of the cultivated area, in the second class it is  $\frac{1}{3}$ th. Shamlee, Kandleh, Moozuf-furnuggur, and Sirdhanah are the prevailing maats.

51 The small size and compactness of this pargannah rendered any classification of its villages unnecessary. This pargannah deteriorated less than the others owing, apparently, to the advantages it derived from canal irrigation which was introduced simultaneously with the Begum's last settlement. There was only one village in kham tehsil when the pargannah lapsed.

52 The rent and deduced revenue rates for pargannah Burout are as follows —

	On irrigated area			On unirrigated area			
	Rs	As	P	Rs	As	P	
Rent rates,	.	6	14	0	3	7	0
Deduced revenue rates	4	13	0	2	6	0	

These rates closely correspond with those of the 1st class villages of the adjoining pargannah of Baghput, or for villages lying between the canal and river Jumna, the Baghput rent rates being—

<i>Rent Rates</i>		<i>Deducted Revenue Rates</i>							
Irrigated	Unirrigated	Irrigated	Unirrigated						
Rs	As	Rs	As						
4	0	2	5	0	12	0	1	10	0

The slight deviation from the Baghput rates was made in deference to the rates of the pargannah, which for unirrigated land would give Rs 3 0 9 per acre. The highest juma of the present settlement is Rupees 73,590, and differs but slightly from that of the expired settlement being only Rupees 277 less. The result is as follows—

Averaged juma and ABWAB of 20 years	Average collections of 20 years	Present proposed juma.
76,526	80,698	73,590

53 The rates selected for pargannah Kotanek were the same with those fixed in pargannah Burout. The two pargannahs adjoin, and in soil, caste of cultivators, and facilities of irrigation enjoy equal advantages. Classification here too was unnecessary and for the same reasons. The result is as follows.—

Average juma and ABWAB of 20 years.	Average collections of 20 years	Present proposed juma.
1,01,071	1,03,862	95,428

54 The highest juma of the present settlement is Rupees 19,658 in excess of the expired settlement. This pargannah had deteriorated considerably from the effects of the Begum's last settlement, no less than 33 villages out of 45 being in kham tehsil when the territory lapsed to Government, hence the necessity of making the present juma progressive.

55 This pergunnah is the most central of the five. The soil is generally good, and irrigation from the Canal available Pergannah Bunnawah though as yet but partially used. The pergunnah is, however, less populous than the others and many of the estates consequently dependant on Pace cultivation. It became necessary to classify the villages by separating those where canal irrigation was either in use or easily available, and where the people were equal to the tillage of their lands, from those which had a large proportion of unirrigated land and were dependant on Pace cultivation. The irrigated area of the 1st class was more than  $\frac{1}{3}$ d of the 2nd class than  $\frac{1}{5}$ th of the cultivated area. In the first class, the rates adopted for the 2nd class of pergunnah Boorhawal were taken for the second class, rates somewhat lower than those of the same class in the above pergunnah. They were as follows—

	Rent Rates			Deduced Revenue Rates		
	Irrigated		Unirrigated	Irrigated		Unirrigated
	Rs	As	P	Rs	As	P
1st class, .	6	6	5	3	3	3
2nd class, .	4	0	0	2	0	0

The result was as follows—

	Average jumā and ABWAB of 20 years.	Average col- lections or 20 years	Present pro- posed jumā	On total area	On mal- gozares	On cul- tivated
1st class .	67,584	68,342	60,163	1-12-1	2 - 4-8	3 - 4-6
2nd class	17,900	18,274	24,437	0-13-9	1 - 2-9	1-12-2
Total	85,484	86,616	84,600	1-5 - 7	1-12-8 $\frac{1}{2}$	2-10-0

The village of Khawace in this pergunnah forming part of the late Bala Baec's Jagheel having been left unsettled in the Meerut settlement owing to an unadjusted boundary dispute was placed in the second class, but has not been included in the above result, which shewing a comparative assessment is applicable only to the late Begum's villages.

56 A detailed explanation of these two isolated villages whose pergunnahs had been included in the settlement of zillah Meerut will be found in the "Miscellaneous Remarks" appended to village statement No 3 of each

57 This village, which belongs to zillah Meerut, was left unsettled on account of an unadjusted boundary dispute. A reference to the "Miscellaneous Remarks" will explain the nature and grounds of its assessment.

58 The settlement was made with the greatest publicity. Every mode of Settlement village was first personally inspected and information

sought by unreserved communication with the zemindars A day having been fixed and notified for taking the engagements of a pargunnah, these were proclaimed in full assemblage of the zemindars, who, as they expressed assent to the sums fixed on their respective villages nominated their own lumberdars Whenever the terms were objected to, the objections were heard and answered, or if persisted in, a punchayet was offered This alternative however was never resorted to, and the assessments proposed were so generally acceptable that in one week the engagements for the whole Elqua, containing 332 villages, were filed. Not a single juma has been appealed against

59 The Begum, previous to her death, had resumed all the rent free land in the jagheer, with the exception of 92 acres  
 Rent free lands These were all investigated previous to her settlement, and, with the exception of 31 acres which have been relinquished for life by the Special Commissioner, have been incorporated with the khalsa in the present assessment Wherever the ex-mafecdars were in possession they have been left so, and entered as mouroosee cultivators in the settlement records The remainder of the lakhnaj is composed of land set aside for chowkcedars, putwaires, bullahurs, and of gardens

60 The preparation of the records was a work of no ordinary labor.  
 Records The Begum's records consisted of nothing more than an account current with each mouzah, and in no way did she interfere with or record the mode of distribution of the Government revenue, or the respective rights and interests of the village community There was not even a proprietary or malgoozaree register. The want of these latter documents were, however, the less felt that alienations of landed property were of rare occurrence. The Begum herself never alienated for arrears of revenue, and private transfers were always opposed by her when the receiving party was a foreign subject Consequently in almost all instances the descendants of the parties recorded in the Canoongee's books had continued in uninterrupted possession As the first step therefore to the preparation of the records, I recognised the parties in possession as proprietors, and made the settlement with them. As soon as the engagements were filed, I deputed to each pargunnah a Superintendent and his assistant to draw up, according to the wishes of the community, a statement of rights and responsibilities and the usual agreement to observe them When these documents were completed village by village, they were examined by me, and if found free from technical defects or palpable contradictions, were published in the village for general information, and 15 days allowed for objectors to appear If any came forward, their objections were heard and disposed of by me personally, and after the whole of the proprietary occupants had signed, the record took its place in the settlement musl.

61. Previous, however, to the completion of this record of rights and responsibilities, it became necessary to decide on the numerous applications for reinstatement in their former holdings, preferred by individuals who had been compelled to desert their homes from over-assessment, and had now returned attracted by the advantages and security to be found under the British rule.

62. These applications had commenced immediately on the lapse of the Jagheer, and as I received them, I filed them all separately in five volumes, one for each pargunnah, passing an order on each petition that the claim should be investigated at the regular settlement. Accordingly when the Superintendent of records was deputed into a pargunnah, these petitions were forwarded to him, and he was directed, on commencing the preparation of the records of any one village, to report first on the claims of the above nature connected with that village.

63. This detailed report was in fact a compilation of the claimants' statement, the reply of the opposite party, and the general testimony of the body of shawrs all verbally taken down as succinctly as possible, and the whole bearing upon the fact and term of dispossession, for all obsolete claims of proprietary right unbased on and unconnected with previous possession were rejected.

64. If the claim was disputed and the term of dispossession had been longer than 5 years, it was at once disallowed. If it was within the term of 5 years, it was decided by arbitration, unless the parties compromised among themselves.

65. It did not follow because a man's claim was disallowed on the ground of long dispossession that he was altogether ejected from the village. In *bhyacharee* estates particularly (and this was the general tenure) in all cases where the claimant was a recognised brother, his claim was either settled by private compromise, or by the relinquishment to him of a portion at least of his old tenement, or on the failure of these, by an allotment of other land adapted to his means.

66. The record of rights and responsibilities prepared as above, was never considered complete until the signatures of the entire proprietary community were subscribed to it. The importance of this I cannot too strongly notice. It is the only true test of the validity of the record, equally binding on the subscriber and satisfactory to the settlement officer. That it is considered the former by the subscriber is evident from the tenacity of his refusal to sign until his dispute is settled, and from his cheerful acquiescence in, and obedience to, the terms and conditions of the paper when his signature is once attached to it. But it is necessary that the signature should be real and made by the parties with a knowledge of the contents of the paper they are required to

subscribe. The native Superintendents are not to be implicitly trusted, and therefore every precaution should be taken that the signatures are real. Publishing the record is a good means of ascertaining this, and the making it incumbent on every Putwari to furnish himself with a copy of the record, is also a good check, for fabrications in it will, through his means, soon come to the knowledge of the party concerned.

67 But the greatest difficulty in the preparation of the records, and which has been the cause of much delay, was found in the inaccuracy of the Survey khusrahs and khutteconees. In these, not only were the distinctions of soil incorrectly recorded, but false names were often inserted in place of the real occupants, and the extent of possession sometimes diminished below and sometimes increased beyond the fact. It is obvious that in *bhyachuree* estates, where the distribution of the Government revenue is generally made on the several occupancies, such confusion in the khusrah, which is the basis of all such distribution, must oppose the greatest obstacles to the compilation of a correct record of rights and responsibilities, and accordingly it will be found that in numerous instances the community voluntarily have agreed to a private remeasurement, while in cases where the extent of the several occupancies were well known and undisputed among the brotherhood, they have contented themselves with recording in the settlement instead a register of these mutations shewing the name of the occupant and the number of the fields falsely recorded in his name, and the number of his own fields falsely recorded in the names of others.

68 Though there is no doubt that those errors were partly attributable to the collusion of the survey ameens with the more acute and designing of the village community, yet there are strong reasons for excusing them. The first of these consisted in the want of competent Putwarees. Under the Begum's rule, the office of Putwari was utterly neglected and the discharge of the duties of village accountant were left entirely to the discretion of the village community. Hence in many estates there was no Putwari at all, and in others the duties were discharged by one of the Lumberdars. The survey followed the lapse so rapidly that there was not sufficient time to organize the necessary Putwari establishment, and thus the survey ameens were left without any check in their measurements.

69 The influx of former deserters was another reason of this confusion, for these confounding right with possession would get their names recorded in the Khusrah as occupants of land which it is true they had once held, but which was now in the possession of others, and this could be done with the greater facility that there was no Putwari present to tell the truth, and their ignorance of the nature of the survey was such that on one or two of the resident cultivators devolved the task of point-

ing out the several occupancies, and these recorded them as best suited their own interests. If the survey ameens happened to be conscientious, his ignorance often led him to consider right and possession as synonymous, and then to record the former in place of the latter. To these causes are also to be added the facilities for error afforded to the designing and the ignorant in a tract of country new not to our revenue system alone, but having none of its own from which to draw inferences of the objects of our measures.

70 The nomination of Lumberdars was attended with considerable difficulty and productive of much heart-burning. Ignorant of the responsibilities of the office and alive only to the powers and privileges it conferred under the Begum's rule, and confounding, in their inexperience, the record of the names in the duktast with the khewut record, each sharer offered himself as a candidate. When, therefore, they were desired to proceed to an election of their representatives, each named himself instead of nominating another, and when with some difficulty they were made sensible of the mutuality of this, their nominations were so numerous and so disproportioned to the juma, being at the rate of one out of each family, that their admission would have made the office totally ineffective. Foiled thus in the election system, I had no other resource but selection. Before I adopted this latter course, however, I waited until the completion of the khewut records, and the natural influence of time would explain to the people the protection afforded to their individual rights by that document and make them better acquainted with the real objects, duties and responsibilities of a Lumberdar. Accordingly when these were finished, I took the nominations given in at the time of fixing the assessment, and having compared them with the names entered in the cabooleets of the Begum's last settlement, and ascertained the extent of their respective interests in the khoywut record, I prepared on these grounds and from my own personal knowledge of their characters, which an intimate intercourse with them of 3 years had enabled me to acquire with some precision, a list of Lumberdars proportioned to the juma of each estate, except where a marked sub-division into thokes or puttees prevailed. I then by proclamation allowed one month to the sharers, to nominate their own Lumberdars, in failure of which my selections would be confirmed. The month elapsed and with no better results than before, parties again applied for themselves or made nominations so partial and wanting in unanimity as to preclude the formation of a fair majority even, that I was compelled to adopt the alternative I had threatened. I have reason, however, to think that this alternative has now been generally acquiesced in as the fairest, indeed the only course, I could have adopted to allay the heartburnings and dissensions that had arisen in the matter.

71 It ought not to be omitted that the existence of a party spirit in the Elqua, originally induced and fostered by the late Begum from motives of policy, had its share in producing the difficulties above mentioned. There were two parties in the Elqua, either of which was called into play as occasion required, and the effects of this policy are still felt not only in the animosity that exists between different villages, but in internal dissensions also. After taking the engagements for the proposed revenue, I received instructions from your predecessor to endeavor to secure to the Lumberdaars a pecuniary allowance for the duties required of them by a percentage on the juma. This endeavor failed. Not only were the brotherhood in *bhyacharee* or puttecdarree estates, where an allowance of this nature is most required, averse to paying this allowance, but the Lumberdaars themselves were averse to receiving it from them. The former at once stopped the proposal by offering to do the duties gratis, and it seemed advisable, therefore, not to insist on a point against which the feeling was so unanimous, and the forcible introduction of which would, in all probability, have been attended with internal dissensions. The necessity, however, of making some provision for the Lumberdaars is very strong, and, in my opinion, essentially necessary to the working out of the present system of settlement and revenue.

72 The duties of a Lumberdar are by no means light, and they are exacted from him through the influence of fear and punishment, not by the incentives of hope and reward.

73 I see but one mode in which pecuniary allowance may be secured to the Lumberdaars for the many responsibilities entailed on him, and that is by including the Lumberdaaree allowance in the village "durkhast" in the shape of a per-centge on the juma, collecting it with the Government revenue and afterwards paying it to the Lumberdaars on the realization of the Kists. This mode would have been adopted by me had the instructions above mentioned reached me earlier, but coming as they did after the engagements for the Government revenue had been taken, I could not, without a breach of faith, have annulled them for the sake of an enhancement, to the objects of which, when its purpose was explained to them, the people were so much averse.

74. I have before observed on the want of Putwarrees under the Begum's rule. This want has now been remedied, and every village possesses its accountant, (sometimes one of these to 2 or 3 villages) the amount of whose salary has been duly recorded in the settlement Iqrarnamah.

75. The allowance of the chowkeedars has been fixed either in land or in money. If the former at not less than 5 beegahs Chowkeedaree. pucks, if the latter not below 3 Rupees per mensem,

76 In bringing this report to a conclusion, I have only now to express my hope that these settlements will give satisfaction. Conclusion I have had many difficulties to contend with in the want of past records to refer to, the whole of the Begum's duftur having been actually sold as waste paper by the weight, before I received charge of the Elqua, in the incorrectness of the survey and in the party spirit which prevailed among the people. All these, together with the numerous claims for investigation, have necessarily retarded the completion of the settlement which I should otherwise have had no difficulty in bringing to a conclusion in one season.

SIRDHANAH  
*Settlement Office,*  
*The 16th March 1840* } I have the honor to be, &c,  
 (Sd.) T C. PLOWDEN, *Offg Collr,*  
*In charge Zh Sirdhanah Settlement.*

P S—In the fly leaf to each pergunnah volume I have inserted a list of the tenures prevailing in each pergunnah, by which it will be seen that the *bhyacharee* is the prevailing tenure. I may also add that in zemindaree estates an assameewar *jumabunlee*, signed by the parties as required in paragraph 170 of the Board's printed circular, has been included in the settlement misl.

(Signed) T C. PLOWDEN, *Offg Collector.*

REPORT  
ON THE  
SETTLEMENT OF PERGUNNAH MOORSAN,  
ZILLAH ALLYGURH.

BY  
JOHN THORNTON, Esq., C. S.

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REPORT,  
ON THE  
SETTLEMENT OF PERGUNNAH MOORSAN,  
ZILLAH ALLYGURH.

BY  
JOHN THORNTON, Esq., C. S.

[The Settlement Reports of the Allygurh District have never been printed. It will have been observed, from the preceding Pergunnah details, that Talookdars tenures prevail to a large extent. The settlement of the Moorsan pergunnah involved the complete consideration of the rights of a Talookdar, whose family had, from a combination of circumstances, attained to the position of petty chieftains, and it was entrusted to a revenue officer of distinguished ability and discernment

The great interest of the investigation,—the high reputation of Mr John Thornton who conducted it—have alike suggested the propriety of printing the report entire, forming, as it is believed to do, at once, a local record of importance and a revenue paper of great merit and value. The wish to present the Report complete in itself, has rendered necessary the repetition of a few passages already quoted in the Pergunnah details ]

Rajah Teekum Singh's estate, commonly known under the name of pergunnah Moorsan, contains  $300\frac{1}{2}$  villages, of which  $69\frac{1}{2}$  have been

On the number of villages contained in pergunnah Moorsan with their divisions into Talookas recorded as Uslee, and 231 as Dakhilee. They

have all been withdrawn from time to time from the neighbouring pergunnahs of Juleysur, Sadabad, Mahabun, Rayuh, and Coel. In this number

are comprised 15 entire Maafee villages; of which two are held on a life grant by a cousin of the Rajah; ten are held by the Rajah himself in his Ranees name, also on a life grant, and one, by name Amurpoor, of which further mention will be made in a subsequent paragraph, is enjoyed by the Rajah in his own name. The other two Maafee villages,

by name Hashimpoor and Mominabad, have been allowed by Government to remain permanently free of revenue, for the maintenance of certain temples in Bindrabun. There remain, then, ~~235~~ malgoozaree

villages, of which  $69\frac{1}{2}$  are Uslee, and  $21\frac{1}{2}$  are Dakhilee. These have

now been settled in 210 separate nichals. The pergunnah is generally considered to be divided into 18 talookas, most of these talookas are recorded in the old Mowazenah as single villages, since most of them consist of one Uslee village, which has given its own name to the talooka, together with a number of Nuglahs or Dakhilee villages, the occupants of which are all of the same caste, and trace their origin to the same ancestor. They state that this ancestor originally settled in the spot, and that his descendants gradually spread themselves over the whole tract, before it came under the Rajah's authority. Talooka Moheria is composed of several of those tracts, which have not been kept separate, in consequence of the extinction of most of the original occupants. One of the 18 talookas is composed of all the miscellaneous villages, which have no internal connection with each other. In the remarks upon the general Statement for each of those divisions will be found the sum of the information which I have been able to obtain, by the examination of old records, and by enquiring from the former and present Canoongoes, Chowdies, &c., of several pergunnahs, regarding the former history of each, the pergunnah to which it formerly belonged, and the time and manner of its annexation to the Moorsan estate. But in order to render these statements more intelligible, it will be requisite to give here a brief account of the origin and rise of the two families of Hatrass and Moorsan, both of which are descended from the same stock.

II. The unanimous voice of tradition asserts, that about the end of the 16th or the beginning of the 17th century of our era,\* a man

On the origin of the two families of Hatrass and Moorsan, &c. named Makhun of the tribe of Jats termed Tenwa came from Rajasthan into the neighbourhood of

Moorsan, which place appears then to have been occupied partly by Brahmins, and partly by Khoken Jats. Makhun married into the family of one of these Khokens, and partly by their help, partly probably on account of the surrounding country being imperfectly cultivated, he and his descendants during the next three generations were enabled to obtain possession of a considerable tract of country, which they divided among themselves, each subdivision becoming a talooka in the manner described in the preceding paragraph. The district thus acquired by the Tenwa Jats became known by the name of Tuppah Joar, either, because that town was the chief place therein, or because the eldest branch of the family resided there. The district in question, was situated, properly speaking, in pergunnah Juleysur, but about this period, viz. in A.D. 1652, 200 villages (including Tuppah

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\* This was a little before the period at which we learn by history that the Jats first became conspicuous as a tribe or people in Hindooostan. See Dow's Ferishta, Vol. II. page 851.

Joar) were withdrawn from that pergannah by order of Sadullah Khan, Vizier of the Emperor Shah Jehan, and, with addition of 80 villages taken from pergannah Mahabun, and seven from pergannah Kundowlee, were formed into a new pergannah, which was named Sadabad. This measure was probably rendered advisable by the same uncultivated or unsettled state of the country, which had enabled the Tenwa Jats to obtain footing therein. Such was the state of affairs, when in 1658 A.D. the whole country was thrown into confusion, and the authority of Government everywhere relaxed, in consequence of the civil war among the sons of Shah Jehan. It so happened that there was at this time among the Jats of Tuppah Joar, a man named Nundiam, who was a great-grandson of Maklun, the founder of this branch of the tribe. This Nundiam appears to have been possessed of great abilities, and by means of these, and partly by the assistance of the Rajah of the neighbouring district of Duriapoor, who was of the Poruch Rajpoot tribe, he found means to obtain a great degree of influence over the rest of his brethren, and to be considered as their head and leader. He was thus enabled to take advantage of the troubles of the times, and not only to withhold the Government revenue of Tuppah Joar, but also to bring under his authority, and to unite to the Tuppah, several other villages, besides those actually occupied by the Tenwa Jats. But when Aurungzebe became firmly fixed upon the throne, Nundiam found it necessary to submit, and it being probably thought that, besides his natural activity, he was well qualified from the circumstances of his position to control the district in question, the "Khidmut Zemindaree" or revenue management of Tuppah Joar, and Tocheeghur, was committed to his charge. The deed which is produced to this effect, of which a copy (Persian No 1) is annexed, purports to have been granted by the "Vizier Asofuddowlah and the Nuwab Khankanan Bahadur". These names make me somewhat doubtful as to the genuineness of the deed, for they would appear to refer it rather to the early part of Shah Jehan's reign than to any part of that of Aurungzebe. But it is well known that it was in the time of the latter Emperor that Nundiam rose into power, nor indeed could any other supposition be reconciled with subsequent events, the date of which is undisputed. By other deeds, which are not forthcoming, the superintendence of the police of the district was also entrusted to Nundiam whence he derived the title of foudar, which is usually attached to his name.

These arrangements continued in force till the death of Nundram, which occurred about the year A.D. 1695. He left fourteen sons, only three of whom need be referred to at present; these are Zulkurun Singh, the eldest son; Jye Singh, the second son, and Bhoj Singh, the seventh son. With respect to Jye Singh, it is only necessary to mention,

that from him are descended the talookadars of Hatiass from Zulkurun Singh is descended the Moorsan family, the genealogy of which will be found annexed That of the remaining posterity of Nundram will be given in the report upon pergunnah Hatrass , Zulkurun Singh died either before or immediately after his father The present Rajah asserts that he obtained a Sunnud from Delhi for some villages in jageer, but that he died before he was put in possession under this grant, no deeds are, however, produced and the matter is of small importance It is not very clear in what condition Tuppah Joar remained for several years after the death of Nundiam Bhoj Singh appears to have taken the lead among his brethren, and it is probable that he retained from time to time a greater or less degree of influence and authority, just as he was able to secure the favor of the local Government officers At last in the thud year of the reign of the Emperor Furokhseer, i.e in A D 1716, which was about 21 years after his father's death, he succeeded in procuring a perwanah from Syud Abdoola Khan, the famous Vizier, to the same effect as those above mentioned in favor of Nundram In a subsequent month of the same year he obtained another perwanah from the said officer, by which a money allowance or remission of the revenue was also assigned to him under the name of a jageer. These deeds, of which copies are annexed (Persian Nos. 2 and 3,) are only in the name of Bhoj Singh, but on the reverse is a detail, by which half the Tuppah was allotted to Bhoj Singh, and half to Jey Singh. They accordingly divided it, village by village The heirs of Jey Singh continued to prosper Those of Bhoj Singh lost nearly all their possessions, as will be seen hereafter

Kosal Singh, the only son of Zulkurun Singh, was quite an infant at the time of his father's death He resided with his mother at the village of Rahutpoor, which, together with Mankrole (now in Hatrass) was then, or afterwards made over by his uncle for his support He must be considered as the founder of the Moorsan family When he arrived at mature age he found means to acquire the favor of Nawab Saadut Khan, Subahdar of Oude under the Emperor Mahomed Shah, and by his help was enabled to bring under his authority as talookdar, or Moostajir, the undementioned estates , some of which had probably been in a greater or less degree subject to his grandfather's authority, and had afterwards recovered their independance, but most of them appear not to have been so subject

Talookas Deyalpoor, Moorsan Khas, Gopee, Putenee, Ahree, Birahmuhey, five or six villages of talooka Moheria, and the single village Chohree.

Phope Singh succeeded his father Kosal Singh about the year A.D. 1749. He increased the Moorsan estate very largely, by the

same means that his father had used, that is by obtaining from the Aumils of the surrounding country all such villages, as had fallen partially out of cultivation, or in which the revenue was from any cause collected with difficulty He also acquired the greater part of the Elaqua which had descended from Thakoor Bhoj Singh to his heirs, for an account of which transactions, see the general statements for talooka Tuksan and Putta Phope Singh underwent great reverse of fortune, being first expelled from the whole of the Moorsan estate by Rajah Soorujmul of Bhurtpoor in A D 1757 when he retired to Sasnee in the Oude jurisdiction He recovered possession soon after Soorujmul's death which occurred in A D 1761, but was again expelled by Nujuf Khan, the officer of the Emperor of Delhi, in A D 1776 He did not return from Moorsan till A D 1785 when, after the death of Nujuf Khan the Mahrattas had over-run this part of the country It was some years after this his second return before he regained all that he had formerly held As far as can be learned from careful enquiry, the following are the portions of the present Moorsan estate, which were annexed thereto by Phope Singh during the several periods of his tenure

From his accession in A D 1749 }  
to his dispossession in A. D 1757 } Talookas Rohy and Bisana

From his recovery of his  
estate about A D 1765 to his  
dispossession by Nujuf Khan in  
A D 1776

Talookas—Ai Luskurpoor, Kotha  
Putta, Chotwa, Tuksan, and the greater  
part of Moheria.

Single villages  $\frac{1}{2}$  Jear, Chachpoor,  
Buttela, Kutheria, Duisenan, Pentgaon,  
Chitawur, Chundpaha, Korowulee Kuj-  
oornia, Gudae, Loheita, Mahmoodpoor,  
Kohungoan, Kunowria, Kunjulpoor and  
Bhomaney

After his second recovery of his estate in A D 1715 till the time that he relinquished the management to his son, some years before his death, he was occupied in regaining his former possession, and in adding to them the remainder of the large tract which now goes under the name of talooka Moheria. It was Phope Singh who first assumed the title of Rajah, to which distinction the claim of the family is somewhat doubtful, except as being now generally recognized.

III. Bhugwunt Singh succeeded his father Phope Singh upon the death of the latter in A. D. 1798, but for some years previous to that

On the condition of the Moorsan pergannah, &c. date he had the management of the pergannah, and had completed it, as at present constituted, by the addition of talooka Sonk and Mudum in A. D.

1795 and of talooka Doneita in A D 1796 At the commencement of our rule in A D 1803 he was allowed to engage for the whole pergunnah He first entered caboolcuts for F S 1211, then for F S 1212 and afterwards for the three years from 1213 to 1215 F S In these caboolcuts he is styled zemindar of some parts of the pergunnah, taloo-kadar of other parts, and Moostajir of others On this point the Collector appears to have been guided by the pottahs which the Rajah had received from the former Government At the expiation of the last mentioned term, an istumralee lease was granted him for his own life at a juma of Rs 80,000 for the whole estate, exclusive of talookas Sonk and Mudum, which were granted to him in jageer for good service performed in Lord Lake's campaigns No investigation at this time took place with regard to the internal circumstances of the talooka, nor was the Rajah's management in any way controlled or interfered with till the death of Bhugwunt Singh During this interval several individuals petitioned for the recovery or maintenance of their rights in particular villages, but they appear to have been all referred to a future opportunity for the investigation of their claims When Rajah Bhugwunt Singh died in the beginning of 1231 F S and the whole pergunnah was held Kham by the Collector for the remainder of that year, all those who considered themselves to possess rights as being the descendants of those who were the original zemindars previous to the annexation of their respective villages to the pergunnah, as well as some who only rested their claims on long residence and management, came forward and requested the protection of the Government When the new settlement was made with Teekum Singh from 1232 to 1236 F S all these claimants were permitted to engage for their respective villages, with the title of moquddums, and as Government had directed that the possession of the Rajah should be restricted to the collection of a fixed sum from every village, those mehals also, in which no claimant had come forward, were left in the hands of the Moostajirs of the preceding year or committed to other individuals on the same tenure The Rajah was allowed the title of Sudder Malgoozar, together with 15 per cent as Mahkanah on the juma payable by the village malgoozars, and Rs 644 per mensum on account of expenses of collection, but he derived no benefit from the latter allowance, since he made no use of the establishment which had been appointed by the Collector at that amount of monthly salary, and he also suffered a very heavy loss (stated by himself at Rs 91,413) from 1232 to 1237 inclusive, in consequence of the inequality of the village assessment and his consequent inability to collect the whole of his dues For this, however, he himself is chiefly answerable, as the assessment was formed upon data which he furnished With the view of remedying this state of things more speedily than would have been otherwise possible, Government

authorized in 1237 F S the formation of a summary settlement which should be in force from the commencement of 1238 F S till the detailed settlement should be completed. At this summary settlement the former system was continued of confining the authority of the Sudder Malgoozar to the collection of a fixed sum from each village, and Moostajus were accordingly selected to engage for those estates, to the management of which there existed no other rightful claimant, security was demanded upon each engagement, with the view of preventing the recurrence of the Rajah's losses, but several causes have combined to defeat in some measure this desirable object. Several of the khureef crops have been injured by a deficiency of rain at the proper season, and the rubbee crop of 1239 F S was in some places almost destroyed by a hailstorm. These evils have been rendered more serious by the total absence of any attempt at remedying them. With the exception of a tardy and insufficient remission on account of the hailstorm, the people have been allowed to struggle unassisted with their difficulties, and it was not to be hoped that, in the position in which they were placed, they would be able to do this successfully. Many of them have neither funds nor credit for restoring the cultivation of their villages after the despatch of the asamees caused by the failure of a crop, and the consequence has thus too often been, that the defalcation of one year has paved the way for a greater loss in the next. The securities were, in some cases, men of little substance, but in many they would have been fully competent to restore the face of affairs, if they had been called upon when the deficiency first became apparent, and had been allowed and enjoined to assist the village malgoozars, or to take the management into their own hands. This has never been done, and the arrears have therefore been frequently suffered to accumulate, till they far exceeded the means of the security to discharge.

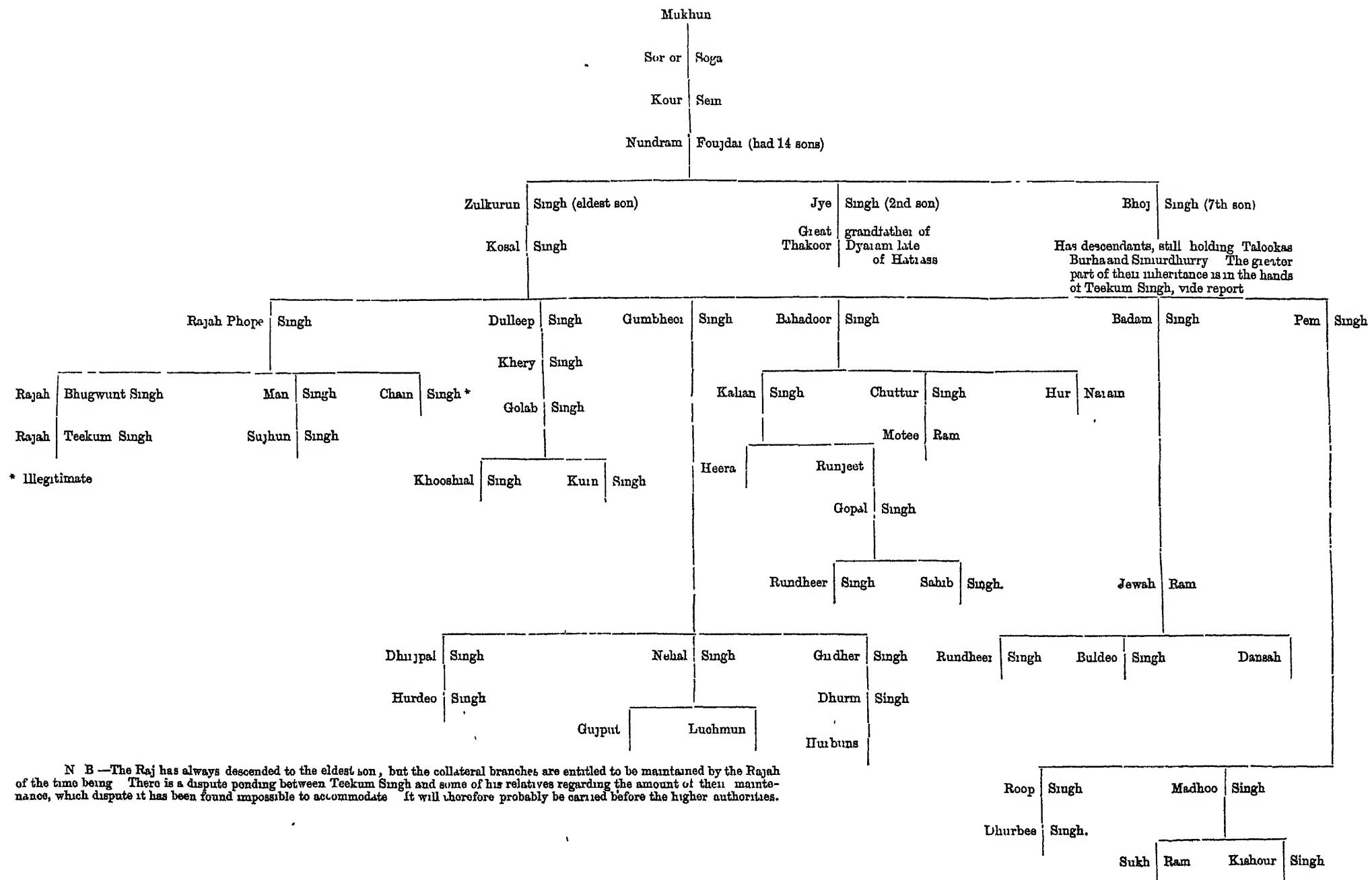
IV It was of course my first object to discover in what villages there existed individuals or communities who were entitled to retain the management under the Rajah, and determine the relation in which the two parties should stand towards each other. Hitherto both parties have been purposely allowed to remain in an ambiguous position; the Rajah has held only the appellation of Sudder Malgoozar, and the village occupants that of moquddum, neither of which terms express any definite right. The only opinion which I could find recorded on the subject (besides the general feeling of justice and expediency indicated by the admission of the village communities to engage in 1232 F S) was that contained in the 6th and 7th paragraphs of a letter, dated 7th March 1829, addressed by Mr W. H. Tyler, then officiating Collector of Allygurh, to the Commissioner. In this letter the former gentleman states,

that from all which he could learn on the subject, the ancestors of the Rajah were nothing more or less originally, than Moostajus, on a large scale, and subsequently called talookdars, and that it was therefore probable that he would not be able to prove his title to the proprietary rights of the greater part of the estates in the pergunnah.

V After the fullest and most patient investigation of which I trust that the details inserted in this report and in the other papers herewith forwarded, will be sufficient proof, I have been led to a similar conclusion I have found, that, in about two-thirds of the pergunnah, the descendants of the original zemindars, who held the villages before they came under the Rajah's authority, are still forthcoming, and that neither by their own act, nor by the will of the former Government, have they forfeited their right of managing their respective estates as long as they shall pay the revenue demanded from them.

With the exception of the three talookas Sonk, Mudum, and Doneitea, it was not even alleged by the Rajah that the rights of the original zemindars had been transferred to his ancestors in any legal manner, but he relied upon the assertion, that the descendants of those zemindars were extinct, and that the ancestors of the present claimants had been located by his predecessors as common asamees. This assertion, however, was in itself vague and improbable; it was supported by no proof and opposed to all evidence, oral or documentary. The holders of the several villages give a clear and credible account of their descent and past history, which is attested by all those who could be supposed to have any knowledge on the subject. Their rights were acknowledged by the former Government when opportunity offered, as is proved by some original Canoongoes' papers of the latter part of the last century. By these papers it appears, that during the time that Rajah Phope Singh was expelled from his estate, the ancestors of the present village occupants were recorded by the Government of the time as zemindars or moquddums (for the terms appear to have been used indiscriminately) of their respective villages. Even during the life of the late Rajah Bhugwunt Singh, the management of the land was left to these men, except when some reason presented itself to the contrary. All others were called Moostajirs, and even when any village was leased out to an individual of the latter class, the hereditary village occupants frequently continued to hold as kitkenedars under him, and, if totally deprived of the management, they still retained their seer land, which they repeatedly mortgaged as necessity occurred. These points, taken together and combined with the total absence of proof on the other side, form as strong evidence as can generally be looked for in enquiries of this nature. But in Moorsan the assertion of the Rajah is still more powerfully refuted by the circumstances of the cases themselves, and particularly by the formation of talookas mentioned in the first

*Genealogy of Rajah Teekum Singh of Pergunnah Moorsan, Zillah Allygurh, and of the other descendants of Zulkurun Singh, eldest son of Nundram Foujdar omitting those branches of which the male descendants have become extinct.*



paragraph of this report No race of mere tenants at will could have obtained the sole occupancy of a large tract, caused by such occupancy the villages which arose therein to be so connected as to be termed a talooka, divided that talooka from a remote period into separate portions, each known by the name of one of the early members of the family, held each of those portions distinct to the present day, settled their several shares without dispute as soon as they were allowed to engage in 1232 F S, and finally procured the sanction and the testimony of the neighboring inhabitants to their claim of being the party to whom, under whatever superior, the right of cultivating and managing the soil belongs

In the three talookas above mentioned, the Rajah allowed the descent of the present moquddums from the original zemindars, but rested his claim for their expulsion from the management on the plea that their ancestors had sold them to his father Bhugwunt Singh in return for his discharging some arrears of revenue due to the Government of the time But it appeared upon examination that these transactions were rather between the aumils and Bhugwunt Singh than between the Rajah and the zemindars, or at all events, that the inconsiderable number of the latter, who were present at the time, contemplated nothing more than the annexation of their villages to the pergannah and the consequent transfer of their future payments from the aumil to the Rajah

I have, therefore, admitted to engagements all those who have established their descent from the original zemindars, and who consequently inherit rights which existed at a period anterior to the Rajah's authority Those who have derived their terms from the Rajah himself or his ancestors, have been directed to apply to the same quarter for their renewal In about one-third of the pergannah the stock of the old zemindars was extinct, and these villages have in consequence been made over to the exclusive management of the Rajah with the title of zemindar A similar course has been pursued with regard to a few villages, in which the rightful occupants have been prevailed upon, by certain equivalents, to withdraw their claims of every kind in favor of the Sudder Malgoozar

VI. With regard to the terms which should be allowed to the village communities under the new settlement, I have thought it advisable to

On the terms allowed proceed upon more liberal principles than have to such parties. hitherto been adopted as regards this pergannah.

It is true that if the whole deduction allowed by Government from the jumbundee of these villages had been no more than would have been allowed, if there had been only one party possessing an interest in the produce of the soil, it would not have been possible to improve materially the condition of the village malgoozars, without lowering the income of the Rajah for this purpose, and this, in my opinion,

would have been inconsistent with the relative position of the two parties towards each other. For there is no doubt that from the time of the annexation of the several villages to the peigunnah till the death of Rajah Bhugwunt Singh, a period varying from 30 to 140 years, the demand of the talookdars was only limited by the amount of the net rental, after deducting the bare expenses of management, and provided he did not exceed that limit, so as to crush and expel the village malgoozars, he was probably considered to be only exercising the right which originally belonged to the state, and which had been entrusted to him in return for his satisfying the demand of the Government against the district under his control. Upon the same principle, it would appear that, if the revenue demanded by Government from the present Rajah were as high in proportion as that of other peigunnahs, he would be entitled to require that the juma of the village occupants should be as high as it would be possible for them to discharge.

On the other hand experience has shown both in the case of Moorsan and Hatiass, that when the juma of a number of villages has been calculated at a deduction of only 10 or 12 per cent from the gross rental, and these villages are occupied by numerous and indigent putteedaree communities, who possess no resources of their own, and are dependant upon Sahookars for every thing needful, such a juma is in few cases realized without distress and difficulty. All those whose system of management is not of the very best description, as well as those who have met with any accidental loss by the failure of a crop or the like, have been unable to recover themselves, and have sunk invariably into ruin. A general bad year is in a district thus assessed, an almost insuperable calamity. The present condition of Hatiass is considerably worse than that of Moorsan owing partly to the greater heaviness and inequality of its assessment, and partly to the longer period during which the Mofussil settlement has been in existence. But the same effects have been also fully experienced in Moorsan as is proved by the irrecoverable balances of the last four years, which amounted to more than 35,000 rupees, and also by the numerous and heavy private debts, of the extent of which no estimate has been formed. The state of poverty also, in which those malgoozars are sunk, who have failed to bear up against the pressure of the last settlement, could scarcely be equalled among the same class in any other district of the country.

I have therefore adopted the only remaining alternative, and have allowed a further deduction of 8 per cent from the gross rental in those villages which are held by hereditary malgoozars, for the purpose of placing the latter in that state of comparative comfort and independance, which it is evidently advantageous to the country that they should retain. The total deductions, therefore, amount in these villages to 38 per cent.

while in those which have been settled solely with the Rajah, and in which he alone is entitled to the profits, and is subject to none of the disadvantages attending a poor and numerous brotherhood, the Government revenue has been taken at a deduction of only 3 per cent from the assumed rental.

VII It remains for me to say something upon the designation and the tenure under which the Rajah and the village occupants have been respectively allowed to engage I have considered

On the title and tenure allowed to the Rajah, &c the title of zemindar, which both parties claim, to be strictly applicable to neither. The Rajah claims

it on the strength of the pottahs, which his predecessors received, chiefly from the Mahratta Government, during the latter part of the last, and the beginning of the present century, in which he is called sometimes "zemindar," sometimes "talookdar" and sometimes "talookdar zemindar" of the greater part of his estate, though not of the whole but the term zemindar appears to have borne a different meaning under the native rule from that which it now conveys. The Moghul conquerors of Hindustan, and in imitation of them, their Mahratta successors, seem to have applied it to all those from whom they received the revenue, whether of a large tract, or of a single village, provided the tenure of such individuals was of a permanent nature. Thus, as has been above stated in the 4th paragraph, when Rajah Phope Singh was expelled from Moorsan, and the ancestors of the present village malgoozars engaged direct with the state, the latter enjoyed the same title which had before been bestowed upon the Rajah. It is clear, therefore, that the title in dispute was never intended, at the time of which I am writing, to convey or express a right to the occupancy of the soil itself. In the districts held by the larger zemindars, the land was still retained by those to whom it belonged before the appointment of any permanent officer between them and the state, and who were emphatically termed "Bhoomeas" as being indissolubly connected with the soil. And although these large zemindars were frequently enabled by the apathy of the native Governments, and especially of an usurping power like the Mahrattas, to encroach upon the rights of those whom they were bound by the terms of all their pottahs to protect, the condemnation of such tyranny by the general voice of the country was sufficient to prove that in so doing they exceeded the power entrusted to them.

If, then, the title of zemindar had still retained its original meaning, there would have been no objection to apply it still, in the sense of sunder malgoozai, to all the individuals of that class in the country. But from the first period of our sway we seem to have been misled, partly by the etymology of the word, and partly by the absence of any class in our own country, corresponding with these large farners of revenue, and

the term zemindar has thus been brought to signify the possession of a proprietary right in the land itself. In compliance with this new signification of the word, those who bore it in the lower provinces have been constituted absolute masters of the tract of which they were found to pay the revenue, whether that tract were large or small, and whether the occupancy of the soil really belonged to them or not. And it appears, as far as my experience has gone, that the people of the country have entirely adopted the term in its new sense, and they have learned to prize it as the official title which conveys the same idea as the more familiar ones of "Bhoomeas," "Biswadars," &c., which are in use among themselves. In the present case, for example, they would consider the recognition of the Rajah as zemindar of the whole pergunnah to be fatal to the security of their tenures. Since, then, the native Governments whose usage in this respect is the only foundation of the Rajah's claim, have passed away and different views have now been adopted, as well by the mass of the people, as by the Government itself, it appears to me that it would be neither just nor expedient to admit the claim alluded to.

Nor is there any shurg in the purwanahs granted to Nundram and Bhoj Singh which can affect this question. The first indeed requires no remark, since no part of the present Mooisan estate is derived by direct inheritance from Nundram. The purwanah in favor of Bhoj Singh would relate only to those parts of the pergunnah which were transferred from his heirs to Rajah Phope Singh. But in any case, the argument as I have stated it, will apply equally against the concession of the title of zemindar to the Rajah, whether his ancestors obtained that title by a formal grant, or merely from custom and courtesy, and moreover, it is evident, that no formal grant was intended in either of those cases. Such a grant would have required an imperial firman, and the Emperor's seal, and would have clearly conveyed a hereditary title. But the simple order of the minister of the day was sufficient to commit the fiscal and foudaree charge of a district to any individual, and to assign him a jagir therein as the reward of his services, both arrangements being equally liable to cease on the death of the individual in question, or at the minister's own pleasure. The purwanahs alluded to, therefore, are far from establishing the present Rajah's claim to any particular title, and they do not even add any thing in confirmation of his right of tenure. That tenure is upheld only by its continuance through a long course of years, and by the principle laid down by our Government of maintaining any arrangement which was found in force at the time of the cession or conquest.

For these reasons I have not thought it right to designate the Rajah as zemindar of those villages in which the stock of the original

occupants still exist I have therefore termed him talookadar of such villages, which title was in former days synonymous with that of zemindar, but which is now universally understood in the sense in which I have applied it, as distinguished from the latter title, and, with regard to the village communities, although I should consider it less objectionable to bestow upon them the disputed appellation, yet I am not aware of any instance in which the term zemindar is granted officially to those who do not engage direct with Government I have therefore designated them as "Biswadars," by which title their right of occupancy is fully indicated and secured, and which indeed is the term familiarly applied to themselves, by the members of the putteedaree communities in other places, even where there is no talookdar between them and the state. The lumberdars or representatives of the community have been called moquddums, & e chief biswadars

VIII It will be well for me to conclude this branch of the subject by recording here the rules which I have laid down for preventing any doubt or uncertainty in future as to the relation between the two parties who have thus been found to exist in the pergannah It will be seen at

Gives the rules which have been laid down for settling the future relation of the two parties to each other once that these rules involve no new principle, and that they follow naturally upon the recognition of the independance of the village malgoozars They are therefore not intended as an enactment,

but are only inserted in this place and in this formal shape, for the purpose of affording an easy reference to those who may succeed me in the charge of the pergannah It is evident that a great part of the advantages attending the present settlement will be lost, if the arrangements connected with it are not upheld in the spirit in which they have been formed A translation of these rules has been inserted in the final roobacaree of settlement for talooka Bisarah, to which reference has been made in the roobacarees of the other villages

#### First, as regards the village occupants

1 I consider them entitled to retain the management of their respective villages, as long as they shall pay the juma which it may be settled by the Collector, at any revision of the settlement, that the Rajah is to obtain from them. This juma shall at least be so moderate, as to be paid easily in an average year, in order that even in case of an unfavorable season, the malgoozars may be able to make arrangements for its liquidation.

2 If they shall at any time be deprived of the management on account of refusing to engage at the time of settlement, or on account of balances afterwards due from them, they shall retain the lands which

are in their own seer cultivation, and shall not be called upon to pay more for the same, than the rates fixed at the time of settlement.

3. In all such cases of dispossession, they shall be allowed the option of recovering the management at any ensuing settlement, provided they then discharge the arrears due from them, in cases where failure in paying the revenue may have been the cause of their depurvation.

4. They shall be termed "Biswadars," and their representatives "Moquddum Biswadars."

5. Whenever the holders of any thoke or puttee, the juma of which is separate from that of the remainder of the village, shall fall into balance, the holders of the other thokes shall have the option of taking it into their own hands upon discharging the balance, and of holding it as mortgagees till they shall have been repaid the amount.

6. The above mentioned rights shall be considered to be hereditary and transferable; that is to say, while in possession of management, they may transfer their share or interest, and, when dispossessed, their seer land, subject to the payment of the settlement rates.

Secondly, as regards the Rajah.

1. The Rajah being established by length of possession as sunder malgozar of the peigunnah, is entitled to the difference between the revenue required by the state from each village, and the sum which it may fix that he shall receive from the village communities. It follows that if the Government demand should at any time be pressed to the utmost extent that each village can regularly pay, his interest will cease in the villages settled with moquddums or remain in abeyance, though the revenue may still be paid through his hands.

2. When the malgozars of any village may fail to pay their revenue in any year, the Rajah shall sue them before the Collector, and after establishing his claim if neither they nor their securities shall discharge the balance, he shall be entitled to make his own arrangements for the future management. He shall also assume the management in cases where the moquddums may decline engaging on the terms proposed at the time of settlement.

3. Whenever the descendants of the old zemindars, who have now been recorded as biswadars, shall become extinct in any village, the Rajah shall succeed to their rights and title in the same manner as he has now been allowed to succeed to the original occupants in those estates which have been settled with him as zemindar.

\* 4. As long as the above mentioned descendants continue to exist, and are forthcoming on the spot to assert their claims to the occupancy of the soil, the Rajah shall, in such villages, retain the appellation of talookdar.

5 The talookdaree rights, which the Rajah has been above described to possess, shall be considered to be hereditary and transferable. His successor will be of course in exactly the same position with respect to the village malgoozars, as has now been assigned to himself

**IX** The only villages in which it has been proved that the hereditary occupants are in existence and have a right to protection, but in

Mentions 2 villages which have been made over to the management of the Rajah in consequence of the malgoozar declining to engage in which they have not been admitted to engagements, are Jogeria, in talooka Putenee, and Benee Salah, in talooka Putta. In the former case, the same malgoozars held also mouza Sooritha, and declared themselves unable to undertake the management of the other village also. In the case of mouza Benee Salah the moqudums declined appearing from first to last, although repeatedly summoned

**X** The soil of pergunnah Moorsan is, with few exceptions, of a good quality, but it depends very much upon irrigation for its productiveness. The water for this purpose is derived entirely from wells,

most of which are cutcha, for the formation of On the soil and crops of which the ground is usually well adapted. This will be seen from the fact that, of the 58,628 acres of cultivated malgootzaree land which the pergunnah contains, only 10,686 acres (about 18 per cent) are destitute of the means of irrigation. There is scarcely any really productive waste land, except such as has been lately cultivated and which has now been thrown up from accidental causes. This, where it exists, has, of course, been taken into the account of the comparative resources of the different villages. For these reasons there can be no expectation of an increase in the revenue of the pergunnah at any future revision of the settlement.

The land is divided, with reference to its proximity to the village, into three classes, known by the names of Barah, Munjah, and Beigha, which correspond to the Goend, Meana, and Paloo of other parts of the country. These classes are formed in Moorsan on the only system by which it is possible that they should afford any clue to the relative capabilities of the different fields, viz. by allowing a comparatively small extent to the two superior divisions, and by including the bulk of the land in the third class. Thus the Barah land contained in the whole pergunnah amounts only to 7 per cent. upon the cultivated area, and the Munjah to 9 per cent. upon ditto. To this extent the superiority of the land which is under the walls of the village (with the exception of course of particular fields) is evident to every eye, and is acknowledged by the people in their transactions with each other. The non-irrigated land is almost entirely confined to the Berha.

There is hardly any sugai-cane grown in this peigunnah, but every other species of crop is produced in abundance. The khureef harvest is an extensive one, and the condition of the malgootas depends mainly upon its favorable result. In cases where this crop has failed, not only have they been precluded, by the smallness of their means, from making any extraordinary exertions to repair the injury by extending their cultivation for the rubbee crop, but they have frequently undergone further loss in consequence of many asamees being driven by utter want to seek elsewhere the means of subsistence, whereby the rubbee cultivation has not even reached its original proposed extent.

XI. The common ryots of the peigunnah cultivate almost entirely upon money rates, the batailee system being only in use for the very worst lands, and scarcely for them in well managed

On the common cultivating asamees villages. The pottahs are generally Bilmuktah, containing no detail of fields. They contain the number of beegahs, but no measurement takes place for the purpose of ascertaining this point, as the extent of each field is well known to all parties. This extent is universally expressed in the beegahs current on the spot, which are usually somewhat larger, or somewhat smaller, than cutcha beegahs of the Government measurement, which last is  $\frac{1}{2}$  of the puckah Government beegah. The ryots even when they cultivate largely seem to have but little attachment to particular fields, or even to particular villages. They are easily induced by circumstances to shift their place of abode, and frequently abscond in the middle of the year when it is impossible to supply their place, or when they are in balance with the malgootars. It is to this cause, and the want of timely interference to check the evil, that much of the distress which has taken place in the peigunnah may be attributed.

XII. I now come to the subject of the revenue payable by the peigunnah to the Rajah and to Government, under the last settlement which was fixed under the last settlement as to the Rajah and to Government, &c follows:

YEAR	Extent of cultivated land in puckah beegahs.	Jumabundee	Deduct at 10 per cent for expenses.	Juma payable to Rajah	Deduct at 15 per cent on the last sum	Government Juma
	Beegahs	Rs.	Rs.	Rs.	Rs	Rs
1,238	1,11,309	2,25,735	22,423	2,03,312	30,497	1,72,815
1,239	...	...	...	2,04,344	30,651	1,73,693
1,240	...	...	...	2,05,414	30,812	1,74,602
and subsequent years.			.			

But from the Government juma above detailed must be deducted the sum of Rs 7,728 on account of the monthly allowance made to the Rajah for the expenses of collection, which will leave a net revenue receivable by Government of Rs 1,66,874 for and after 1250 F S I was prepared by general opinion to find this juma at least quite heavy enough, and I have been led to the same conclusion by the result of my own investigations

My first aim was to obtain a basis for my proceedings, by determining as nearly as possible the gross rental which the pergannah could yield I found upon first joining my office, that the native contingent establishment, which had been previously employed in the measurement, and in preparing the other papers for the new settlement, had made up a jumabundee for each village, the aggregate of which jumabundees, (exclusive of course of some maafee lands subsequently resumed) amounted to Rs 2,55,844 The method pursued appears to have been this. In the khusiabs the land is divided into the three divisions of Barah, Munjeh, and Berha, with a further distinction of irrigated and non-irrigated, the latter being almost wholly confined to the third class Each of these is subdivided into several grades, as 1st, 2nd, 3rd, &c The native officers in forming the jumabundee of any village after making enquiries on the spot as to the relative value which the different classes of land bore to each other therem,—for there is much variance in this respect in different villages,—proceeded to attach such rates to these divisions and subdivisions, as would bring the total of the rent payable by common asamees to nearly the sum which appeared by the putwai's papers to be actually paid by them The same rates were then applied to the land cultivated by the malgoozais and their brethren But if the amount thus found was in the said officer's opinion too high or too low, he altered the rates throughout, until he considered the total sum suitable to the capabilities of the village.

These jumabundees, if correct, would have allowed a large increase in the revenue, but it was evident that they were much too high The jumabundee of the last settlement (including the progressive increase on the juma) was Rs. 2,27,836, and though it is probable that this was lower than would have been thought reasonable, if the deductions to be made therefrom had been larger, still no causes appeared for considering it so much too low as the native estimate would indicate The cultivated ruqbah (exclusively of some maafee lands since resumed) appeared by the present measurement to be about 10,000 pucca beegahs less than that of the shudkar measurement, and though the greater part of this difference must be attributed to error in the shudkar estimate, (a nearly proportionate decrease appearing upon the total areas,) still enough remains to show that the total cultivation has diminished, rather than increased since the last settlement.

Upon examining the village accounts, I found that they presented scarcely any guide to the real amount of the gross rental in consequence of the prevalence of seer cultivation, which (except in talookas Mohella and Tuksan) approaches to nearly the same extent as that of common asamees. I directed a settlement to be made out for each village, by finding the average rate per beegah paid by the asamees in each, and then assessing the seer at that rate. The total of the jumabundees thus formed stood as follows.

Rent paid by asamees,	Rs	Rent of seer land at the average of asamee's rates	Rs	Total	Rs
1,42,487	..	1,02,871	..	2,45,358	

But there could be little doubt that even this was considerably too high, because though in some instances the seer land may perhaps be better than that held by asamees, in the majority of villages the former includes all the less productive spots, and will not therefore bear the same average assessment as the latter.

But I am fortunate in having been able to procure a most satisfactory standard whereby to estimate the gross rental of this pergannah, in consequence of the progress of the detailed settlement which has taken place in the neighbourhood Pergannah Sadabad, Suhpoo, Mahabun, Soneye, and Rayuh, which belong to zillah Muttia, lie in a semicircle round the south and west of Moorsan, and are in many places intermingled with the latter pergannah. They have all been settled under Regulation 7 of 1822, and the following is a statement of the number of beegahs contained in each, and of the jumabundee which was finally adopted as the basis of settlement, together with the Government juma assessed thereupon, which last has been calculated at an average deduction of 25 per cent from the said jumabundee.

Pergannah	Cultivated rough in pucka beegahs	Jumabundee adopted as basis of settlement	Government juma
Sadabad, . . .	1,28,853	... 3,06,526	. 2,29,935
Suhpoo, . . .	30,732	... 74,867	.. 57,214
Soneye, . . .	99,223	.. 2,17,979	.. 1,67,661
Rayuh, . . .	16,550	.. 41,772	.. 26,751
<b>Total . . .</b>	<b>3,03,327</b>	<b>... ... 7,12,231</b>	<b>. 5,33,753</b>

The gross rental of these pergannahs therefore falls at the rate of Rs 2-5-7 per cultivated pucka beegah. The beegah is the same as that by which Moorsan has been measured, i.e. nearly 5695 of an acre. The rate at which the juma falls will be shewn hereafter.

To the north and east of Moorsan lies pergannah Hatiass, of which only 13 villages have been settled under Regulation 7 of 1822. During

the time that I was engaged in the settlement of Moorsan, I had received none of the measurement papers for Hatiass, and was therefore unable to determine the exact rate at which that pargunnah was assessed. I was, however, generally aware that in the greater part of it the rate of assessment was higher than in any of the surrounding districts. I have since obtained fuller information on this subject, the result of which will be shewn below.

Being aware, then, that the soil of Moorsan, taken as a whole, was equal in productiveness to that of the neighbouring districts, and considering that the extent of the data upon which the abovementioned average rate of rental had been formed, was a sufficient security against any material error, I have been chiefly guided by the said rate in proposing a sum as the basis of settlement for the whole pargunnah, with reference to which sum the separate villages have subsequently been assessed. The rate alluded to, viz Rs 2-5-7 per pucca bcegah, would give a rental of Rs 2,41,870 upon the 1,02,969 bcegahs of cultivated malgozarce land shown by the present measurement in pargunnah Moorsan. Among these however are included about 1,000 bcegahs of resumed maafee and garden lands, a part of which are of very inferior quality, or encumbered with trees, and are therefore less productive than the rest of the pargunnah, and there are also several parts of the pargunnah, as talookas Moheria and Doneetea, which from peculiar causes, cannot be expected to yield regularly the full rental which the actual capability of the soil would otherwise appear to promise. These peculiar causes are alluded to in the separate remarks upon the talookas to which they apply.

Upon a careful consideration of the different points above detailed, I propose Rs 2,33,656 as a suitable sum for the gross rental of the whole pargunnah, and have since proceeded to fix the jumabundee of the separate villages, in the manner hereafter to be mentioned, with reference to the same standard.

Having thus established the basis of my settlement at a rate somewhat less than that of the neighbouring pargunnahs, it appeared to me that I should allow sufficiently favorable terms to the Rajah, in the villages held exclusively by him, if I assumed the Government juma of such villages at a deduction of 30 per cent from the gross rental instead of 25 per cent which was the amount of deduction allowed to the zemindars in the abovementioned pargunnahs. I have therefore first deducted 12 per cent. from the jumabundee of each of these villages, under the head of expenses of management, including 2 per cent for the putwaree. The sum thus found is inserted in the lithographed forms as "Juma receivable by the Rajah," since it is the sum which it is intended to receive from his farmers, or to obtain by kham management defraying

the expense of collection It will be remembered, however, that this juma is merely nominal, since no mofussil settlement has been concluded by me in these cases A further sum of 18 per cent on the gross rental has then been deducted under the head of Proprietary Profit, and the remainder is the Government revenue

In the moquddumee villages the whole deductions amount to 38 per cent as mentioned above in the 6th paragraph Of this the village malgoozars receive 12 per cent under the head of expenses, and 8 per cent under that of "huk moquddumee" The remaining 18 per cent is enjoyed by the Rajah as in his own villages

In consequence, however, of the distress and poverty which came under my notice during the progress of the assessment, and which exist in one or more villages of nearly every talooka in the pergunnah, the aggregate of the separate village rentals has not quite reached the sum which I originally proposed for the whole pergunnah The same cause has rendered it necessary to allow an abatement from the full demand for the first and second years On this point I would desire reference to the remarks on the tabular statements, particularly those of talookas Ar Lushkirkpoor and Putenee, and of mouzas Busgoee, Sejpooia, Chunday, Jusrina, and Sitahree in talooka Moheua The following statement will show the amount, which has been fixed for each year, and also the extent to which a settlement has been concluded with the village malgoozars The juma receivable by the Rajah, with the exception of the first line, is of course nominal

JUMA STATEMENT IN MOORSAN

XIII In order to show the comparative rate per cultivated acre at which Moorsan and the neighbouring pergunnahs are now assessed, I have prepared the following table By it will be seen that the Govern-

On the rate per acre at  
which pergunnah Moorsan has now been settled, &c  
upon any other pergunnah This is a necessary consequence of the increased deductions, which, as before explained, have been made from the gross

rental And with reference to the rate of the new juma even upon the 77 mehals which have been now made over to the Rajah's exclusive management, I am satisfied of the reasonableness of the juma in question, and I have no doubt that he may easily obtain the full profit which it is intended that he should receive from such villages, either by committing them to substantial farmers, or by holding them kham under skilful and diligent agents He has indeed succeeded in procuring engagements for almost all these villages at much larger sums than I have assumed that he would obtain from them The increase of his assessment over the amount inserted in the table for his own villages as "juma receivable by the Rajah," is about 8,000 rupees.

With regard to the juma demandable in future from the village occupants, it will be seen that it is considerably lower than that hitherto fixed for any part of Hatiass, and it is also 5 annas  $7\frac{1}{2}$  pie per acre less than the former juma of the same villages This decrease is not more than is necessary to enable the malgoozars to pay off their debts, and fulfil their engagements with regularity in future years They have still to bear a heavier burthen than the zemindars in most of the Muttra pergunnahs. In making the comparison with the juma of pergunnah Hatiass, it must be remembered that the revenue of that pergunnah is much higher than can ever be regularly paid The fair and reasonable rate which should be demanded from the moquddums of Hatrass, could not be much higher than that which has now been fixed under the new settlement for the same class in Moorsan

MUTTRA PERGUNNAH	Jumabundee			Juma demandable from moquddums		Juma receivable by Government	
	Cultivated acres	Rupees	Rate	Rupees	Rate	Rupees	Rate
Sadabad, . . . . .	78,382	3,06,526	4 2 10			2,29,935	3 2 1½
Suhpoo, . . . . .	17,502	74,674	4 4 5½	.		57,214	3 4 3½
Mahabun, . . . . .	56,507	217,974	3 13 8½			1,67,661	2 15 5½
Soneye, . . . . .	15,928	71,092	4 7 5	.		52,198	3 4 5½
Rayuh,	9,425	41,772	4 6 11			26,751	2 13 5
General average Muttra pergunnah,	172,744	7,12,231	4 1 11½			5,33,769	3 1 2
<b>IIATRASS</b>							
Villages in which there are no talookas . . . . .	32,845	.	.	122,986	3 11 11	Payable to Government direct	
18 villages in which the settlement has been revised by Messrs. Tyler and Sterling,	4,593	.	.	16,242	3 9 4	ditto.	
Talookas of Jyekishore and Jawa Ram,	31,163			125,314	0 4	1,07,748	3 7 4
5 other small talookas, . . . . .	22,404		.	Moquddumee juma not fixed		58,674	2 9 11
<b>NEW MOORSAN SETTLEMENT</b>							
Villages settled solely with the Rajah, . . . . .	21,740	85,859	3 15 2½	175,560	3 7 7½	60,102	2 12 3
Villages settled with the Moquddums, . . . . .	36,831	1,48,176	4 0 3½	1,18,624	3 3 5½	91,951	2 7 10½
General average of pergunnah Moorsan, . . . . .	58,621	2,34,035	3 15 10½	1,94,184	3 5 0	1,52,053	2 9 6

N B This table represents the full juma of Moorsan for 1244 F S

XIV. The mode which I have adopted for assessing the separate villages requires some particular explanation, in order to render intelligible the remarks on this point which will be found in the lithographed statements. The 18 talookas into which the pergunnah is divided, generally contain villages tolerably similar to each other in quality and condition.

On the mode pursued for distributing the jumabundees among the native officers had prepared for each, to the extent of 7½ per cent, that being the rate of difference between the sum proposed by me for the whole pergunnah, and the aggregate of the native

My first step was therefore to distribute upon these different talookas the sum of Rs 2,36,656 which I had proposed as the jumabundee of the whole pergunnah. With this view I formed the following three estimates for each talooka. The first was formed by lowering the total amount of the jumabundees which the native officers had prepared for each, to the extent of 7½ per cent, that being the rate of difference between the sum proposed by me for the whole pergunnah, and the aggregate of the native

\* This juma is merely nominal.

† The former juma was Rs. 1,31,608.

jumabundees amounting to Rs 2,55,855 The second estimate was formed by finding the average rate per beegah, at which the native officers had assessed each of the four main classes of the soil taking the pergannah together, then lowering those average rates  $7\frac{1}{2}$  per cent (so as to suit the new standard) and finally by assessing each talooka, according to the extent of each kind of land which it contained, by the new rates thus formed, which were as follows per cutcha beegah, equal to  $\frac{1}{3}$  of a pukka becgah

<i>Irrigated.</i>			<i>Non-irrigated</i>		
Barah	Munjah	Bunha	Barah	Munjah	Bunha
Rs A P	Rs A P	Rs A P.	Rs A P.	Rs A P.	Rs A P.
1 0 8	1 0 11 $\frac{1}{2}$	0 11 10	0 6 6 $\frac{1}{2}$		

The third estimate was the amount of rental given in by the putwaries for the year of measurement, with the seer land assessed at the average of the assnee's cultivation Upon these three estimates, together with the wasil-baquee accounts of the last juma, which I obtained from the Rajah's tehsildar and the general information which I had myself acquired during several months residence on the spot regarding the condition and resources of the different talookas, I fixed the proportion of the whole sum of Rs 2,36,656 which it appeared to me that each could yield

Having done this, I commenced afresh upon each talooka singly, and followed precisely a similar plan in forming estimates for the jumabundees of the separate villages contained therein That is to say, the estimate was formed by lowering the native jumabundee for each village in the proportion in which the native jumabundee for that whole talooka had been lowered by the sum which I had proposed for the new rental of the same, and the average rates for the second estimate were formed by lowering, in the same proportion, the average rates of the native officers, taking the whole talooka together But the distress which (as before stated) has been found to exist in many parts of the pergannah has in most cases prevented the aggregate of the village jumabundees from quite reaching the sum originally proposed for the talooka in which they are situated.

As it was necessary to decide upon the amount which should be payable by the village malgoozors upon their seer land, in case of their dispossession from the management, I have a third time formed average rates on the same principle as before, but in this case for each village separately, by comparing the sum which I may have finally adopted as the basis of settlement in each, with the jumabundee of the native officers, and then lowering in the same proportion the average rate at which those officers had assessed each of the four classes of land in the

said villages. By this means new rates are procured which if put in force through the whole village, would give the sum at which I have estimated the gross rental, and upon which the Government revenue has been calculated, so that the Rajah cannot complain of undergoing loss by its adoption.

Before quitting this subject, I may mention, that I have generally found the first of the abovementioned three estimates the best guide to the real rental, as the native jumabundees, though too high, have been carefully prepared, and in most cases shew, with considerable accuracy, the relative capabilities of the different villages. The second estimate, though prepared with as much care and labor as it is possible to bestow upon the formation of average rates, has frequently proved very deceptive. The third has in the generality of cases been rendered unworthy of reliance in consequence of the extent of seer land, which has been rated therein at the same average as the land cultivated by common assamees, whereas its quality is sometimes better than the latter, but generally worse. These estimates have been alluded to in the tabular statements for each village, as first, second, or third, in the order in which they have been here mentioned.

XV. The arrangements which I have made for ejecting at once from the management those malgoozars who may fall into arrears in any year, together with the comparative lightness of the new juma, will doubtless be a sufficient safe-guard against the recurrence of loss to the

Rajah in the villages which have been settled with him, and in the event of the moquddums.

On the security which has been entered by the hereditary occupants, and in the event of the dispossession of any malgozar on account of arrears due from him, those arrears may be more than realized by the increased juma procurable from a farmer for the defaulter's share. It was not therefore at all necessary, as regards the Rajah's interests, that the village occupants, with whom I have concluded the settlement, should be called upon to enter security for the amount of their revenue. But in consequence of the utter want of resources, and the general distressed condition of many of these malgoozars I have thought it advisable, for their own sakes, to connect them for the present with some respectable and wealthy individual who will have a direct interest in keeping up the cultivation of the village. It is to be hoped that, after a short time, such a measure will no longer be necessary, and it should then be discontinued, as the premium which the security receives is evidently lost both to the Rajah and to the malgoozars themselves. I would therefore propose that the malgoozars of all the villages from whom I have demanded security, may hereafter be released from this additional burthen, as soon as they can satisfy the collector of their ability to manage their estate without assistance.

XVI Having thus detailed as fully and clearly as I am able the course which has been pursued for determining the Government revenue, and for regulating the position of the Rajah and his under-tenants, it

On the future prospects of the Rajah. will probably be expected that I should state my opinion as to the future prospects of both parties.

With regard to the former, I cannot but fear that he is rapidly approaching those pecuniary difficulties into which nearly all the talookas of the same family have fallen, and from which he has been only preserved hitherto by means of the treasure left him by his father, which treasure is now much diminished This income after 1243 F S may be thus stated

Amount of the 18 per cent allowed to him by the					
settlement under the head of Proprietary profits,	Rs	42,131			
Seer lands held in the name of the Ranees about, ...	„	11,000			
Ameerpoor, and other lands held in his own name (at least), ...	„	1,000			
Total, ... .		54,131			

It will be observed that the first item is inserted according to the estimate which I had formed of the net collections which he would be able to make from his own villages, not according to the much larger amount for which he has procured engagements He also derives some profit from an estate which he purchased several years ago in the neighbouring talooka Kanka As he has no expensive tastes, and keeps up no kind of state, and as the current expenses of his zenannah (for which he nominally enjoys his seer land) are very trifling, there can be no doubt that the provision thus made for him is amply sufficient for his maintenance But he seems to have no method for regulating his accounts, and indeed appears to be ignorant of the manner in which his large income is expended. He is also a victim to the custom which has ruined so many of his class, of throwing away large sums of money on the occasion of the marriages of their daughters He informs me that last year he spent 20,000 rupees on one of these marriages, and that in the ensuing year it will be necessary for him to bestow at least 15,000 Rupees upon a similar one In a year or two afterwards a third occasion of the kind will occur On the subject of his expenses he listens patiently to advice, but shows no inclination to take any steps in compliance with it

I have not seen sufficient cause for declaring him at once incompetent to manage that part of his estate for which no mofussil settlement has been concluded in this office But I cannot help foreseeing the probability that the experiment which has now been made, may lead, sooner or later, to that conclusion Instead of granting leases for these villages on moderate terms and for such a period as would make

it worth while for the farmers to improve the soil by forming pucca wells, &c, he seems to have proceeded upon his father's system of demanding an excessive sum, which can only be paid in the most favorable seasons, and he has given pottahs in few cases for more than thrice years. Nor has he been in every case careful to select farmers of wealth and respectability. Under those circumstances it is necessary for him to keep constant watch, lest the heaviness of his juma, or the inefficiency of his malgoozais, should produce an injurious effect upon the cultivation. I have to impress upon him the importance of remembering, that if his villages fall into ruin, the legal justness of his demands upon his farmers will not ensure their realization. If it should hereafter be found requisite in consequence of the failure of his arrangements, to interfere for the purpose of forming a mofussil settlement for these villages also, the terms upon which I should have taken engagements, had I made such a settlement, will be found in the lithographed statement for every village, under the head of "Juma receivable by the Rajah." I am certain that good responsible farmers may be easily found upon these terms, but, in the supposed case, some reductions might in some places be required for the first year, inasmuch as these large villages are not readily brought up again to their former state, when the resident asamees have been from any cause expelled and dispersed.

XVII But whatever may be the result of the measures which the Rajah has adopted with regard to his own villages, I am unwilling to trust the future prospects of the hereditary biswahdais to the chance of the Rajah himself, or of his officers, being able and willing to bestow

On the necessity of greater attention than the Rajah will afford for securing the prosperity of the hereditary village occupants, &c.

upon their affairs that care and attention, without which they cannot prosper. Many of them have been reduced by their past difficulties to such a state, not only of poverty and loss of credit, but also of apathy and resignation to ruin, that they

have neither the power to overcome, nor even the spirit to encounter, any obstacles which may hereafter present themselves. The liberal remission of past balances with the decrease in the juma, ought to ensure their prosperity, but I cannot too strongly assert my conviction, that for several years this pergannah will require careful nursing, and that without this a great part of the present remissions will have been without avail. Even in the present year I have found myself called upon to interpose my advice and assistance for the preservation of several villages. It must be remembered that the Rajah will derive direct benefit from the failure of any of these malgoozars to fulfil their engagements, and it is therefore clear that the collector must keep a vigilant eye upon the weaker party till they have acquired resources of their own, when they may protect themselves as in other pergannahs. For this purpose it

is necessary that some native officer should be employed, who will be in immediate communication with the collector, and directly subject to his orders.

It would doubtless be a most desirable arrangement that the whole tehsildaree establishment entertained by the Rajah, should be placed under the immediate orders of the Collector, in the same manner as the similar establishments in other pergunnahs. But as the Rajah is considerably averse to this proposition, even as regards the moquddumee villages, it may be thought harsh to insist upon it, until its adoption may have been rendered imperative by future experience. But he has consented, at my suggestion, to the following conditions. He is to appoint his tehsildar with the approbation of the Collector, and the officer in question, when thus appointed, is to receive a sunnud as well from the Collector as from the Rajah himself, whereby he is to be secured from dismission during good conduct. In all common matters he is to address his representations to the Rajah, but whenever he has reason to fear that the malgoozars of any village, with whom I have made a settlement, are in a precarious position, he is to address the Collector himself on the subject, and to request that steps may be taken without delay to obviate the danger. A diligent attention to this point is to be the condition of his retaining office.

I would also strongly recommend that a good canoongoe be appointed for the pergunnah on the part of Government, at a salary of 30 rupees a month. This officer will at once assist and check the tehsildar, and he will be particularly required to furnish the Collector in the month of Seth with a settlement of the proposed extent of cultivation in each village for the ensuing agricultural year, together with the amount of the assaances' rents, and the probable proceeds of the malgoozars' seei. It will then be incumbent on the Collector to summon the holders of any village, in which the total produce may appear to be inadequate to the juma and expenses, and to impress upon them and their securities the necessity of excision for the purpose of bringing the whole of the land into cultivation. The canoongoe will also be of use in authenticating transfers and other transactions, and in reporting the death of any malgoozar, with the name of his heir and successor.

I have myself superintended the collections till the present time, and I am happy to say that the whole of the khureef kists, that is half the annual juma for 1242 F. S. will have been discharged with ease and readiness before the end of December. I may here mention that the arrears which have hitherto taken place are in almost every case attributable to the assesses sinking below the juma in consequence of the decrease of cultivation. I have met with few instances of wilful misappropriation on the part of the malgoozars.

XVIII It will be seen that I have not thought fit to recommend the continuance in future of any monthly allowance to the Rajah on account of the expense of collections His income under the new settlement

On the discontinuance  
of the allowance hitherto  
made to the Rajah on ac-  
count of the expense of  
collection

settlement will considerably exceed that which has hitherto been allowed him including the Rs. 7,782 received by him under the head alluded to No other individual of his class in the district receives any such allowance, and if his claim thereto should

rest upon the circumstance of his saving Government the cost of a tehsildarree establishment, it must be remembered that it costs very much more to support him in his present position, than would maintain such an establishment if the pergannah were not in his hands The only grounds upon which his present position can be defended, consist in his bearing the expense of the mofussil management And, moreover, the extensive seer lands which he holds free of revenue, would fully cancel any claim which he might possibly be supposed to possess

XIX With regard to the accounts which are to be furnished periodically by the Rajah, and which have hitherto been more numerous

On the periodical ac-  
counts to be hereafter  
furnished by the Rajah.

than is necessary, I consider it sufficient for him to

furnish the usual monthly towzees for those villages only in which I have formed a mofussil settlement The receipt of these papers will be of great use in various ways They will be signed both by the Rajah's tehsildar, and by the canoongoe whose appointment I have above recommended

XX. The kistbundee by which the Rajah has hitherto paid his

On the kistbundees by which the Rajah and his under-tenants will make their respective payments revenue is as follows It is the same as that allowed to most of the talookdars of the district, and

I have seen no reason for altering it

*Khureef (6 as)*

Koor	Kartick	Aghun	Poos
As 1 $\frac{1}{2}$	As 1 $\frac{1}{2}$	As 1 $\frac{1}{2}$	As 1 $\frac{1}{2}$

*Rubbee (10 as)*

Phagun	Chort	Bysakh	Jeth
As 2 $\frac{1}{2}$	As 2 $\frac{1}{2}$	As 2 $\frac{1}{2}$	As 2 $\frac{1}{2}$

But no rules have till now been laid down for regulating his collections from his under-tenants, and he has consequently been in the habit of making his demands long before it was possible for the latter to comply with them This has been productive of great distress to the village malgoozars and has subjected them to useless and unavoidable expense under the head of tulubanah I have now remedied this by fixing the following kistbundee whereby they will in future make their payments It is nearly the same as that in use in the neighboring pergannahs

*Khureef (8 as)*

Koor	Kartick	Aghun	Poos.
As 2	As 3	As 2	As 1.

*Rubbee (8 as)*

Phagun	Chait	Bysakh	Jeth
As 2	As 3	As 2	As 1

XXI. The lands which the Rajah holds free of revenue under the name of his Ranee having been now secured to him for his life, and the On the lands held free lands enjoyed by his relations having been formerly of revenue by the Rajah allowed by Government to remain on the same and his relatives tenure during the lives of the several occupants, I need only mention here the extent of these lands as shewn by the present measurement

<i>Seer of Ranee</i>	<i>Cutchha Beegahs.</i>
Ten entire villages, . . . . .	* 6,800
Included in other villages, . . . . .	10,465
Total, . . . . .	17,265

<i>Seer of Relations</i>	
Two entire villages, . . . . .	† 2,200
Included in other villages, . . . . .	1,396
Total, . . . . .	3,596

But it is necessary for me to require fresh sanction for the remission of the other lands held rent free by the Rajah, as the authority formerly granted for this purpose appears to have expired with the term of the shudkar settlement. These lands consist of Ameerpoor, which is an entire village, containing (by the Rajah's statement, for it has not been measured) 900 cutcha beegahs, of three pieces of ground, containing groves and the house built by the Rajah some years ago, to the extent in all of 207 cutcha beegahs, and of grazing grounds in 8 different villages, which consist altogether of 1742 cutcha beegahs. About half of Ameerpoor is occupied by a garden belonging to the Rajah, which is however productive of considerable profit to him.

The lands now under mention contain therefore in all about 2849 cutcha beegahs, equal to 712 pukka beegahs; I have not thought fit to interfere with them, and I beg to recommend that they be allowed to remain free of revenue for the term of the new settlement.

XXII. The remaining maafee lands of the pergannah (with the exception of two villages, viz Kashimpoor and Mominabad, mentioned in the 1st paragraph; and of half mouzah Sokurrah, tenures of the pergannah, which is held on a life grant by the survivor of the &c former maafeedars,) consist generally of very small portions of land, held almost entirely by biahmins or faqueers of different denominations. They are all, without exception, subject to resumption under the regulations, as none of them have been registered and they

\* This is according to the Rajah's statement. The entire villages have not been measured

† Rajah's statement.

have all been given by the talookdars or village malgoozars, and have never been recognized by the sovereign power. Very few of the occupants possess any written document to show the date or nature of the grant. But I have not thought it right to resume indiscriminately these small holdings, and have made liberal use of the authority conveyed by the provisions of Regulation 31, of 1803.

The mode which I have adopted has been this. All the maafeedars who held lands to a greater extent than 10 cutcha beegahs (equal to 3 beegahs 7 biswas pucka) have been summoned and examined. Whenever the occupant was of any religious tribe, and was clearly proved to be at present in possession, his tenure has been upheld, if the land did not exceed 30 cutcha or 10 puckah beegahs, where the land was of greater extent than this, the excess has been resumed, and the remainder remitted.

I have not thought it necessary to summon the maafeedars in cases where the land was less than 10 cutcha beegahs. These are very numerous, and have almost universally been given by the village malgoozars to brahmans, &c, on the occasion of a marriage, funeral or the like. In some of the 18 talookas their aggregate amount appeared too large, when compared with the whole cultivated ruqbah. In such talookas I have resumed all those grants, which were not included in the list formed at the shudkar settlement. This list did not include all the maafee tenures in the pergannah, but only those of oldest date. In talookas where the total amount appeared to be moderate, I have allowed the list to remain as it was, except in a few cases, where the occupants seemed to have no claim on the score of caste or of general usefulness.

Annexed to this report is a list in English of the various portions of maafee land which I have thus allowed to remain unresumed, amounting in the aggregate to 3576 cutcha or 1192 puckah beegahs. I would recommend that authority be obtained for them to remain free of revenue "till the next settlement." Whenever investigation shall again be made, after the lapse of several years, it will doubtless be found that a great number of fresh grants have been bestowed on similar occasions to those which now exist, in which case it will be desirable to clear off all former holdings in which the new recorded occupants shall have become extinct. The list in question is exclusive of 1672 cutcha beegahs, held by the police and other village servants.

**XXIII.** With regard to the term of the new settlement, I have taken engagements "for 12 years and after that

On the term of the new settlement and the expediency of its revision after 12 years.  
period till the settlement shall be revised." No new measurement should ever be needed in this pergannah, but it will be desirable after the expira-

tion of 12 years to make such alteration in the jumia of particular villages as experience may have proved to be necessary and to reinstate such of the hereditary village occupants as may in the interim have been deprived of the management.

**XXIV** All that now remains is for me to make a few observations

On the native measurement, &c  
on the subject of the tabular statements forwarded with this report I would in the first instance state, that the maps and other documents containing

the result of the professional survey, did not reach me till my proceedings relative to the settlement were completely closed. It will therefore be understood that my operations have been entirely based upon the previous native measurement, which is certainly as complete and careful a specimen as I have ever seen of the manner in which the distribution and the occupiers of the land should be recorded. I am perfectly satisfied of the correctness of this measurement, and of the general fidelity and judgment with which the different kinds of land, as well as that irrigated and non-irrigated, have been entered. It is not easy to form a comparison between the results of the native measurement and those of the professional survey. They took place in different years, and the surveyor has included the entire maafee villages in his returns, which villages were not measured by the contingent establishment. But I believe that the extent of the cultivated land, if united with that of the lately cultivated waste will be nearly the same in both. As, however, some discrepancy may be observed in the extent of irrigation, it is necessary for me to mention here, that the information on this point, as given by the surveyor, must be received with caution, since it is derived solely from the inquiries of his native officers, over whom no sufficient check can be exercised. I shall have more to say on this subject in treating hereafter of pergannah Hattass. The lithographed forms are of course made out according to the native measurement.

**XXV** As the division of the pergannah into 18 talookas has been found productive of much clearness and facility, there will be found a

On the preparation of the tabular forms and the remarks thereto append- General Statement for each of those divisions, as well as one for the whole pergannah, shewing the aggregate of the others. The remarks attached to these documents, as well as to village statements,

No. III, shew the estimates by which I have been principally guided, first, in proposing a jumbundee for each talooka, and subsequently, in finally assessing each village. The former history of the talooka or village, its condition, and that of the malgoozars, if requiring particular notice; the fact of the jumbundee receivable by the Rajah having been raised or lowered, and of the general realization or otherwise of that jumia

under the last settlement, will also be found among the said remarks In these columns of the tabular forms, which are intended to contain the arrears and remissions of the last settlement, I have only inserted the balances due to Government from the Rajah, the whole of which have been suspended If I had attempted to insert in detail the balances due to the Rajah from his under-tenants, I should have been involved in an endless maze of imperfect or disputed accounts But, as above said, the remarks contain general information upon this head

**XXVI** The villages which are in the hands of the hereditary occupants may almost without exception, be considered to be of the putteedariee class Although the land may have been divided and subdivided into a great number of thokes and

The villages held by the hereditary occupants are generally of the putteedarree class puttees, and the juma payable by each of these portions, may have been now separately fixed, still there will generally be found within some or all of these subdivisions two or more co-sharees, who continue to settle their affairs upon the original system of an annual Dhâr bach,h. And even where it may happen that every single sharer has separated his portion from the rest, and pays thereupon a fixed juma, there is nothing in such an arrangement which is contrary to the distinguishing principle of the putteedariee tenure, viz "that the degree of interest which each partner shall possess in the village for any given year, shall depend upon the extent of land which he may hold during the year in his own cultivation, or in that of his asamees" And it is moreover evident, that as soon as the number of occupants shall have increased in any puttee, as will be the case for instance in the next generation, the Dhâr bach,h system will again be resorted to

**XXVII** But in consequence of the peculiar circumstances attending this pergunnah, I have thought it advisable to class the different villages as follows · Those which have been settled with the Rajah under the

title of zemindar in consequence of the absence of any other claimants, have been classed as "zemindariee." Those which have been settled solely with the Rajah, on account of the refusal of the village occupants, have been termed "talookdaree,"

such being the title under which the Rajah has engaged for them ; and the remaining villages, which have been settled with the village communities, have been classed under the head of "moquddumee." I hope this arrangement will meet with approval, considering the advantage of keeping the villages to which these descriptions respectively apply, as distinct as possible from the others, the circumstances of which are different.

**XXVIII.** In conclusion, I may state, in apology for the length of this report, that hardly any thing has before been placed on record in consecutive form regarding the past history or present condition of this pergannah, and that these are peculiar enough to demand a detailed account. I believe also that no rules have as yet been explicitly laid down for the guidance of the local officers in cases of this description, in which one of the two existing parties appears to be entitled to the occupancy of the soil itself, and the other to possess an interest in the rents payable by the former party, so long as those rents shall not be absorbed by the demand of Government. I have therefore been anxious to state clearly all that I have done, as well as the reasons by which I have been guided.

It will be acknowledged, I trust, that the position of both the Rajah and the village zemindars has been greatly improved by the formation of the new settlement, instead of a vague title, and an income insufficient for his expenses, especially as it was never fully collected, the former has now been recorded as zemindar of more than one-third of the pergannah, and as hereditary talookdar, with defined rights in the remainder, his income has been considerably increased, and there is every ground for hope that he will fully realize it. The village occupants, on the other hand, with a title equally vague, were weighed down with a burden, which by comparison with that of the same class even in heavily assessed districts, was proved to be excessive. They have now been restored to the rights which they have always claimed, and to a title which they consider a sufficient indication of those rights, while the revenue demanded from them, though still by no means too light, is such as to afford them a reasonable expectation of future prosperity. Both parties have been relieved from the hopeless balances which had been accumulated under the former state of things, and which, if allowed to remain, would have checked the improvement of their condition. All that is now required is a sufficient degree of attention on the part of the managing officer, at least until the effects of the past over-assessment shall have become wholly obliterated.

ZILLAH ALLYGURH,  
*Deputy Collector's Office,*  
*Camp Moorsan,*  
*The 20th December, 1834*

(Sd) J. THORNTON,  
*Offg Deputy Collector.*

*Report upon the Settlement of Pergunnah Hatrass*

The tract of country, which was formerly held on a mohurreee lease by Thakoor Dya Ram, and which has been known by the name of Pergunnah Mendoo Hatrass since the expulsion of the Thakoor in March 1817 A D, contains in all 313 villages, of which 206 are now recorded as Aslee, and 107 as Dakhilee. One of these last, by name Lalgurhy, half of which is situated in talooka Kuriel, and half in talooka Karus, is held free of revenue and will be subsequently mentioned. But many villages which are now recorded as Aslee, are known to have originally formed part of other villages from which they have become separated under the non rule of the late talookdar, while there were then no Canoongoes to record these changes as they took place. The pergunnah contains four great sub-divisions, which, with the number of villages attached to each, and the number of mehals in each for which separate Durkhasts have now been entered, are here inserted.

NAMES OF TALOOKAS				
1 Miscellaneous or unconnected villages, 13 do. formerly settled but now revised,	99 14	15 14	114 14	104 14
2 Talooka Mendoo, ... ... ... .	32	31	63	33
3 Talooka Shazadpool, ... . . . .	20	13	33	20
4 The 5 smaller talookas viz. Gutialee, } Kuriel, Karus, Semurdhurry & Berha }	41	48	89	51
TOTAL .	206	107	313	222

2 In order to explain the manner in which this estate was founded and subsequently reached its present large extent, I must request reference to the 2nd para. of the report upon the settlement of pergunnah Moorsan. An account is there given of the rise of Nundram Foujdar into power; of his obtaining authority over a tract of country known by the name of Tuppah Joar, which was chiefly occupied by families of his own caste, viz., Tenwa Jats, and of the recovery of the same tract from the Government officers of the time by Thakoors Bhoj Singh, and Jye Singh, the 2nd and 7th sons of Nundram at a period of many years after their father's death. Upon obtaining possession of the Tuppah, the two brothers divided it equally with each other, and afterwards transmitted it, together with their individual acquisitions to their respective sons, this course being further pursued in the next and following generations, gave rise to the small talookas of Joar mentioned in the 1st para. The origin and formation of those sub-divisions is therefore very different from that of most of the Moorsan talookas. The latter were formed by the

Thakoor Burum Singh, died in 1668 A D leaving two sons, the younger of these by name Sukut Singh, succeeded to most of those villages, included in his father's estate, which had been held originally by Thakoor Jye Singh as part of Tuppah Joai. These were divided after his death into two smaller talookas which were named Karus and Kureel, and which fell respectively to his two sons, Durg Singh, and Ouday Singh. Their descendants are still in possession. But all the individual acquisitions of Thakoor Burum Singh himself descended to his elder son Bhoj Singh, who did not survive many years, and during whose time the estate appears to have been neither increased nor diminished. At the death of the latter in 1775 A D Thakoor Dya Ram, his younger son, found means to supplant his elder brother Nowul Singh, in by far the larger part of his father's possessions. The latter retired to Biswan, which, with 26 other villages, had been set apart for his maintenance during Thakoor Bhooly Singh's life time, and he does not appear to have ever taken any measures to assert his right of seniority. His grandson, Thakoor Jye Kishore, still holds Biswan and the estates connected with it, partly in Jagheer and partly on an istumraree life tenure, and the heirs of Thakoor Jewa Ram, who was another son of Nowul Singh, at present share in the profits of that tenure.

A few separate villages were added to the estate by Thakoor Dya Ram, through arrangements made with the aumils of the neighbouring pergannahs, but his chief efforts appear to have been directed towards the expulsion of the other descendants of Nund Ram from their several clauas and the annexation of the latter to his own extensive possessions. In 1776 A D talooka Sunnudherry fell into his hands. In 1779 A D talooka Tochcegurh met the same fate. Talooka Gubranee followed in 1794 A D and talooka Beiba in 1799 A D. The last named talooka had been taken out of the talookdar's hands by the Mahrattas 22 years before, during which interval the revenue was collected by aumils from the village communities. These transactions are said by Thakoor Dya Ram to have taken place in the way of sale, mortgage or the like, but it is probable that little option was allowed to the weaker party. The subsequent possession of the Thakoor was not uninterrupted, as the Government of the time in some years preferred to collect its dues from each village by means of its own officers. Talooka Karus and Kureel were allowed to remain in the hands of their former occupants, who were more nearly related to Dya Ram, as the foregoing account will show, but they were considered as included in the main estate, and the revenue required from them by the Government was paid by Thakoor Dya Ram himself.

4. Such was the state of things at the commencement of our rule in 1803 A. D. During our contest with the Mahrattas all the men of

influence in this family seem to have given assistance to Lord Lake, or

Measures pursued at least to have shewn themselves well disposed to the commencement of our waids our power In consequence of this they rule were all treated with utmost liberality

The settlement of the whole tract which now bears the name of pergannah Hattrass was made with Thakoor Dya Ram for the year 1211 F. S at a jumia of Rupees 1,62,828, and it appears that this settlement remained in force till the end of 1215 F. S. In the succeeding year 1216 F. S the talookas of Gubraee and Sunnudheey, which had been included in the previous settlement at a jumia of Rupees 14,658, were assigned to the Thakoor in jageer, and he was allowed to engage for the remainder of the pergannah, on an istumiaee tenure for the remainder of his life at the reduced juma of Rupees 93,620 No kind of interference was made with his interior management, and, indeed he was allowed to remain so independant that now, whenever the inhabitants of the pergannah refer to the commencement of our dominion, they always allude to the subsequent period of Thakoor Dya Ram's expulsion It was probably the injudicious relaxation of our due authority and superintendance which led to his eventual ruin.

5. In March 1817 A. D, corresponding with Chyte 1224 F. S,

Thakoor Dya Ram was expelled from Hattrass,  
Thakoor Dya Ram's expulsion and all his real property was confiscated by Government on account of his refusing to allow the

British troops to take Military occupation of his fort The produce of the rubbee harvest then on the ground was realized from the individuals to whom the management had been entrusted by Thakoor Dya Ram , or in cases where those individuals were not to be found, or where the village had been held kham, from any of the residents who were willing to enter into engagements A similar course was pursued at the commencement of 1225 F. S. when engagements were taken for each estate for a single year, in order to allow time for some further investigation into the assets preparatory to a settlement for a longer term.

6. The expulsion of the only individual who for a long course of years

had stood between the Government and the people Measures consequent thereupon of this pergannah, afforded an invaluable opportunity for restoring the condition of the village oc-

cupants, and for admitting them to the same liberal terms and the same direct intercourse with Government, that were allowed to men of a similar class in other places In the greater number of villages, the descendants of the original zemindars had still adhered, notwithstanding Thakoor Dya Ram's oppressive and arbitrary rule, to the soil which they claimed as their own, and even where this was not the case, there fre-

quently existed individuals or families, who though originally located by the talookdar himself and therefore not strictly entitled to protection might have been considered worthy of it from long possession, improvement of the cultivation or other causes. If this liberal and just course had been then pursued after due and careful enquiry, all the distress and confusion which has since existed would have been avoided, and there would still have remained a considerable number of estates, to the occu-

Letter from Board of Revenue to Collector, dated 20th June 1817

Letter from Collector to Board of Revenue, dated 4th October 1817

Letter from Board of Revenue to Collector, dated 28th November 1817, forwarding copies of Board's letter to Government, dated 7th October 1817, and of Government's reply, dated 7th November 1817

Letter from Collector to Board, dated 6th February 1818

Letter from Board to Collector, dated 24th March 1818

Letter from Collector to Board, dated 23rd April 1818

Letter from Board to Collector, dated 3rd July 1818, forwarding copies of two addresses from Board to Government, dated 5th and 12th May 1818 with Government's reply, dated 5th June 1818

pancy of which no one could with reason lay claim, and which might therefore have been made over by Government to any one whom they wished to favor. But though all correspondence which took place at the time, the important part of which is noted in the margin, shews clearly that the intentions of Government coincided with the above views, yet those intentions were defeated by the superficial way in which the ques-

tion was taken up by the local officer, and the too ready acquiescence of the Board of Revenue in his representations. Misled by the title of zamindar, which Dya Ram had enjoyed in the greater part of the pargannah, and considering, as was then too often done, that the unrestricted power which the Thakoor had exercised was the true index to his just and rightful interest, the Collector thought that no individuals or communities throughout the pargannah could be entitled to protection, for the sole reason that none had hitherto been protected. It followed as a necessary corollary to this proposition, that the Government were authorized, after Dya Ram's forfeiture, to make over any portion of the estate, to whomever they chose, in absolute proprietary tenure, and to derive a larger revenue from such part as they might keep in their own hands than would have been demanded from a tract of equal size and fertility elsewhere. A similar train of argument would now tend to show, that in the lately lapsed estate of the Begum Sumroo no individual rights could possibly exist.

#### 7. In consequence of these unfortunate and erroneous conclusions

Establishment of the 5 talookas of Joar, viz. Sunnudheria, Berha, Gubraree, Kuriel and Karus, were restored to the descendants of the former talookadars, who, in the 3 first cases, had been wholly dispossessed for the respective periods of forty one, forty and twenty three years, while the real owners or occupants

of the soil in every separate village who still retained and cultivated it were admitted to no engagements, and were left in the condition of tenants at will. The rest of the pergannah was composed of single and independent villages, of which 31 were made over to Thakoor Jewa Ram as a mark of the favor of Government, under the name of talooka Mendoo, and 20 were committed in the same manner to Thakoor Jye Kishwor under the appellation of talooka Shazadpoor. These two individuals, of whom the former was a son, and the latter a grandson, of Nowul Singh, elder brother of Dya Ram, were supposed to have shewn good will to our authority during the operations against Hattrass. This indeed was a politic, and in their case, owing to the supercession of Nowul Singh which I have before narrated, a natural course to adopt. After the success of those operations, they applied to be admitted as farmers of part of the forfeited estate. But the Governor General thought fit to direct, as a fuller means of evincing his approbation of their services, that they should be installed as proprietors of some of those villages which might have been held by Thakoor Dya Ram, "in undisputed proprietary tenure". No injustice could have been caused by this order, if it had been properly executed, but as it was left to the Collector to decide what villages had really been thus held by Dya Ram, and as that gentleman entertained the opinions mentioned in the last para, the objections which were urged by the people whose estates were selected by the new talookdars against this transfer of them to other masters were disregarded in every instance.

8 When these arrangements had been decided upon, the new settlement which was to commence with 1226 F S came under consideration. This settlement

Formation of the settlement of 1226 F S  
was intended to last for only 5 years, but unfortunately, with the exception of 13 villages and certain modifications of the juma in others, it has remained in force till the present time. The

Letter from Board of Revenue to Collector, dated 11th August 1818.

Do from Collector to Board, dated 1st July 1819, forwarding settlement papers

Do from Board to Collector, dated 12th October 1819

Do from Board to Collector, dated January 1820, forwarding Extract from Government letter dated 24th December 1819, confirming settlement

correspondence relative to its formation is noted in the margin. It will be seen thereby how anxious the higher authorities still were that all under-rights should be protected as well in the different talookas as in that part of the pergannah which remained under

the immediate management of the Government officers. But it is to be regretted that this object was most imperfectly attained, either as regarded the real and effectual preservation of the under-tenures themselves, or the selection of the parties who were entitled to hold them. A very hasty and incomplete enquiry took place into the names of those

who were termed moquddums in every village Under this unmeaning title were included individuals of all classes, from the original zeinadar to the enamee of Thakoor Dya Ram who had obtained possession of a village on condition of furnishing a certain number of horses And while it was clearly considered indispensable that some persons should be recorded in every case under the appellation in question even where no one claimed it, it seems to have been thought of little moment, where claimants did appear, to select those who could show the best title

The gross assets of every village being then assumed, in most cases at a very full, and in many at an excessive amount, the juma payable by these moquddums to the talookdars in talookas Mendoo and Shazadpoor, and to Government in the miscellaneous villages was determined by a deduction of only 10 per cent to cover all risks and expenses, including the putwatees rusoom From the amount thus payable by the moquddums in Mendoo and Shazadpoor, 15 per cent was deducted for the profit of the talookdars, and the remainder formed the Government revenue In the 5 Joar talookas no deduction whatever was made in favor of the moquddums, and though it would seem to have been vaguely intended that no more than the assumed gross rental, under the name of the Ryebundee, should be demanded from them, yet this intention, if it really existed, has never been enforced In these talookas the revenue demandable by Government from the talookdars, was determined by a reduction of somewhat more than 20 per cent from the above-mentioned rental or Ryebundee In the year following the conclusion of the settlement, some seer land which had been before omitted, was assessed, and the produce added to the juma, and in 1232 F S, the Ghunna land which Dya Ram had formerly laid waste for the purposes of sport, was settled with the occupants of the surrounding villages who had by that time brought it into cultivation

9. The settlement which has been above described expired at the close of 1230 F S, but it was then extended as Extension of that settlement far as regarded the moquddumee or miscellaneous villages for a further period of 5 years Among these however, were eighteen estates which had been let out to farmers in 1226 F S on account of the recusance of the recorded moquddums, and in these cases as well as in all the talookas, the extension of the engage-

Letter of Board of Revenue to Collector, dated 25th August 1823, forwarding orders of Government, dated 30th July 1823

Letter of Collector to Board, dated 30th April 1823

ments was to last for two years only, that is to the end of 1232 F S I may here again remark with reference to the correspondence which took place on this

subject, and on that of the ensuing revision of the settlement that the Government again expressed great anxiety for the protection of the in-

habitants in the several talookas, and that it would almost appear, from the repeated injunctions to that effect that some doubt existed in the higher quarters as to the equity of the course which had been pursued with regard to them, and the reply furnished by the Collector of the time is another instance in which the local officer who might have been supposed to possess the best information, was induced by the bias of preconceived opinion, to lose sight entirely of the real posture of affairs. In that reply Mr. Harding takes it for granted, first, that the previous arrangements had been effectual for the protection of the moquddums, in the talookas, which I can show to have been very far from the truth, secondly, that Thakoor Dya Ram had expelled all the original zemindars, when a little enquiry would have shewn the error of this general supposition, and lastly that the moquddums in the eighteen fanned villages were necessitous and still unwilling to engage with Government when the latter fact was disproved by the event and the former, that is, the poverty of these people, was a circumstance which might indeed be a subject of regret, but by no means one of astonishment.

10 During the shorter period of extension above noticed, that is, in the years 1231 and 1232 F S, Mr. Harding attempted the revision of the settlement in the eighteen fanned villages and in the 5 talookas of Joar, the papers relating to which were sent up to the Board at different dates. But none of these proceedings have received the sanction of Government or have ever been carried into effect. All the Persian documents which were transmitted for confirmation were, I believe, accidentally destroyed, and the English records for the 5 talookas were returned by the Commissioner with his letter dated 22d October 1831, by which letter the Collector was directed to recommence the settlement *de novo*. The Board had previously expressed their dissatisfaction with the want of due regard to the rights of the inferior tenantry and to the recording of the talookdars as zemindars without sufficient investigation. With regard to the eighteen villages, no reply has ever been received.

The original settlement has consequently remained in force, and this is less to be lamented, since Mr. Harding had in no way improved the condition of the cultivating communities in the 5 talookas, and since in the other eighteen villages, he had reduced to one-half the miserable pittance of 10 per cent. which had been allowed in 1226 F S to the engaging moquddums. It is indeed difficult to conceive from whence the hope could have arisen that all risks and expenses could be covered by a deduction of 5 per cent. from the rental. Mr. Harding's object (as detailed in his letter to the Board, dated 31st March 1824) was to extract from these already overburthened estates a further allowance for the sons of Thakoor Dya Ram.

The only other efforts towards the revision of the settlement in this pergannah were made by Mr W H. Tyler in 1236 F S, and by Mr Stirling in 1239 F S. The former gentleman re-settled ten, and the latter three of the miscellaneous villages. These proceedings have never been confirmed by Government, but they have been acted upon since their completion until modified by me as shall be hereafter mentioned. In 1240 F S also Mr. Stirling obtained permission to lower the juma in four more of the miscellaneous villages to the extent in all of 431 annually. This reduction received the sanction of Government, and the sums remitted were struck off the demand against the villages in question.

11. Such having been the measures pursued in this pergannah since it came under our more immediate management, it will not create surprise when I state that its condition is at present most deplorable. The excessive weight of the revenue demanded from the village malgoozars will be better understood from what I shall have subsequently to say on this head, but its ruinous pressure may be collected from the fact that deeds of mortgage exist for part of almost every estate, and that the legal debts do certainly not fall short of two lacks of Rupees. If all the old indigo balances were also brought into the account, it is probable that the sum would be raised still higher. The unprecedented amount of debt here stated could never have been incurred, but for the great number of native Sahokars resident in the Gunge of Hatiass, and generally throughout the pergannah. These individuals would appear to have found difficulty in the investment of their capital, if I may judge from the avidity with which they have advanced it for the discharge of the Government revenue even when the individuals so borrowing were known to be overwhelmed with debt to other people. If this readiness to advance money had not existed among the capitalists, the balance book of Government in the miscellaneous villages at least, would have shown a very different result. In fact it would have been clearly seen long ago that the revenue demanded could not be realized, and a general reduction must unavoidably have ensued. If such had been the event, the restoration of the agricultural prosperity would have been an infinitely easier task and one of much more certain accomplishment. But as the case now stands, there is hardly one estate in ten which might not be brought to sale immediately by its creditors, unless through my having interfered to prevent such a consummation.

In talookas Mendoo and Shazadpoor the private affairs of the engaging communities are in a similar state to that described in the miscellaneous villages, but the deficit in the revenue payable by them has attained to a much larger sum. This is owing partly to the process of

collection having been somewhat less vigorous in these talookas, partly to the talookdars having been less careful than the tehsildar in keeping up the cultivation, and partly to the assessment having been originally still more excessive in certain cases As regards this last fact, I need only refer to such instances as Shazadpoor khass and Kowulpoor in the one talooka and to Kuteesa Bhagwuntpoor Mectoaeec, and Jogeeta in the other The past assessment of the villages here named is wholly inexplicable, except on the supposition that the produce had been raised to an inordinate amount by Indigo transactions or the like in some peculiar year, and that the assets of such a year were taken as the basis of settlement

In the 5 talookas of Joar, the condition of the village occupants is perhaps least miserable where they appear at first sight to have been most hardly treated For where the talookdars have excluded them from the management, they have of course remained poor and destitute, but they have escaped being involved in debt except such as they may have incurred in cultivating their own separate fields In the majority of instances, however, their constant and unfailing desire to retain the management of their patrimonial possessions has induced them to accede to any terms which the talookdar may have chosen to impose In all these cases they have become heavily embarrassed, though not generally to the amount which has taken place in the remainder of the pergannah

12 I have now, I trust, sufficiently explained the position in which I found the pergannah, and the various circumstances from which that position arose. It remains for me to detail my own proceedings With regard to the conflicting tenures in the several talookas, it is not necessary for me here to repeat at length the opinions which I have expressed in the report upon pergannah Moorsan, and which have equal reference to the whole of pergannah Hatrass I have there stated that, whatever may have been the standing of the talookdar, provided it is evident that he was from the first a species of Government officer, and that no private transfer of the rights of the original zemindars has taken place in his favor, I look upon the descendants of those zemindars as having the first and most undoubted claim to be admitted to engagements on fair and equitable terms. After these claims have been fully satisfied, the present Government is of course at liberty to make provision for the talookdar at its own expense, to such an extent, and for such a period, as it may judge proper, and with regard to the title which is to be conceded to the parties I consider the occupants of the soil to have the best right to that of zemindar under its present usage, but that it is perhaps more suitable to allow them the equivalent designation of biswadars; as long

Principles of the new Settlement

as the desire of providing for the talookdar, or other causes interfere with their admission to the same terms as the village zemindars in other places. For the other party, the term talookdar is the only one which will express properly his position between the state and the people, and I may here assert, that the further my experience extends, the more clearly do I see that these principles are supported by the general sense and feeling of the country. I have therefore carried them into effect throughout the pergunnah under report.

13 In the 5 talookas of Joar, indeed, where I expected the greatest opposition in consequence of the previous neglect of the Government orders for admitting the village communities to engagements, I have found the talookdars consent readily enough to the justice of my proceedings. The majority of the biswadars in these estates are Tenwa Jats of the same original stock as the talookdars themselves, and as the biswadars of a large part of pergunnah Moorsan, and the same irrefragable proofs of their being the hereditary occupants of the soil are to be found here as in that pergunnah. In a few instances the race has become extinct, and in these the talookdar has been recorded as zemindar and the exclusive management committed to him.

In talookas Mendoo and Shazadpoor I have considered it a sufficient reason to protect the tenure of the village occupants, if it appeared that they obtained possession before their respective estates were made over to Thakoores Jewa Ram and Jey Kishore, and if they were recorded as moquddums at the previous settlements of 1224, 1225 and 1226, F S without denial or dispute from any quarter. It is clear that much more cogent reasons should now be adduced for their dispossession, than might have sufficed if the investigation had taken place when these talookas were first formed. In talooka Shazadpoo, indeed, no attempt was made by Thakoor Jey Kishore to set aside the under-tenure in any instance and the individuals and communities to whom that tenure has been re-committed after adjustment of the numerous disputes, have been now recorded as the hereditary owners under the title of Biswadars. In talooka Mendoo a similar course has been pursued with the exception of two estates. In these it appeared upon full investigation that the recorded moquddums had no original right of tenure, and had only been put forward in 1226 F S by the putwarees under the supposed necessity of finding some one for the office. Thakoor Jewa Ram had from the first protested against their nomination and upon a review of their past management it could not be hoped that their readmission would ever be beneficial to themselves. In these two instances the under-tenure has accordingly been abolished.

Thakoors Jewa Ram and Jey Kishore founded a claim to be recorded as zemindars on the ground of the insertion of that title in the sur-

nud or pottah granted to them by the Collector in 1226 F S But independently of the original orders of Government on the subject containing no mention of the title in question, it is clear, as I have above stated, that the whole of the local officer's proceedings in this matter were contrary to the wish and the directions of Government It was intended that these two individuals should be put in possession of some of those villages only, to which there existed no other rightful claimant, but this distinction was wholly overlooked by the Collector of the time As matters now stand, I am not sure in what degree the Government will regard them as having a permanent interest in the estates assigned to

\* Para 8 Collector's letter to Board of Revenue, dated 30th September 1823

Para 3 Government letter to Board of Revenue, dated 13th November 1823

them, and it would appear\* that some doubt has before existed on this point Under these circumstances I have carried the same

principle into operation in these talookas only, except in the two above mentioned villages of talooka Mendoo In these Thakoor Jewa Ram has been styled zemindar since there remained no one to contest the title with him

#### 14 The rates of deduction from the jumabundee by which I have determined the Government revenue are the same

Rates of deduction allowed

as those which I adopted in pergannah Moorsan

Whenever a settlement has been concluded with the Biswadars whether in the talookas or in the miscellaneous villages, deductions have been allowed in their favor to the amount of 20 per cent on a fairly estimated rental In the talookas, a further deduction of 18 per cent has been granted for the support of the talookdars, so that the whole deductions in these cases amount to 38 per cent, and wherever the settlement has been made with the latter under the title of zemindar on account of the absence of any under-tenure, the total deductions amount to 30 per cent on the rental

#### 15 The soil and produce of this pergannah, as well as the habits of the ryots and their mode of dealing with the

Produce and capabilities of the soil.

zemindars, are similar in their general features to those described in the 10th and 11th paras of the

report upon pergannah Moorsan The most valuable crops which are grown in any abundance are Cotton and Indigo The latter was once cultivated very largely both for the use of the European factories and for private manufacture The factories have now greatly contracted their demand, and nothing remains of the false and hollow prosperity which they once occasioned, but the exorbitant revenue at which some estates were consequently assessed, and the ruinous debts which weigh down the malgoozars in so many others The demand of these debts has lately been revived in consequence of the sale to speculators of the factories

with their dependencies. The private manufacture of Indigo for transmission to Scinde, Lahore and Central Asia still continues, and certainly affords a considerable though fluctuating source of profit.

The extent of non-mitigated land amounts to 23 per cent on the whole cultivated area, while in Moorsan it is only 18 per cent. But this inferiority is more than compensated by the greater populousness of pergunnah Hatiass. This is evinced by the number of Naglahs or subordinate hamlets, the ground is in consequence better worked up, and there is rather more of that well cultivated, well manured and productive soil which is only found in the neighbourhood of inhabited houses, and which is termed "Barrah" or "Munjali" in proportion to its more or less immediate proximity. The Barrah in Hatiass amounts to  $7\frac{1}{2}$  per cent, and the Munjali to  $12\frac{1}{2}$  per cent, on the whole cultivation. In Moorsan the respective proportions are 7 and 9 per cent.

Indeed if the whole of the pergunnah under report had been equal in fertility to the majority of the miscellaneous villages, and of those in talookas Shazadpoor and Mendoo, it might have been considered an exceedingly productive tract of country. But the general average is much reduced in consequence of the inferiority of the soil in the 5 talookas of Joar. The general character of the land in these talookas is poor and thin, it runs up constantly into sand hills, and the proportion of dry cultivation is comparatively very large, being about one-third of the total extent. The capability of the pergunnah, taken as a whole, is also lowered by the existence of a very poor tract towards its South Eastern extremity. Within this tract are contained mouzahs Kurwa, Bulna, Chintapoor Budun, &c., the inferiority of which, with the causes leading thereto, is noted in the lithographed forms of each. The estates which compose talookas Mendoo and Shazadpoor are, on the whole, superior to the miscellaneous villages, as might have been anticipated from the selection of the former by the talookdars. But as the component villages in these three sub-divisions are all interspersed one with the other, there is no marked or distinctive difference of soil or position.

There is very little really culturable waste in this pergunnah. That entered in the surveyor's professional returns as land fit for, but not in cultivation, will very seldom be found to answer this description, and even that inserted under the head of "Land lately thrown out of cultivation" has not unfrequently proved to be of such a nature as barely to repay the labour and expense of culture.

#### 16. I now arrive at the important subject of the revenue demand-

Past juma and general data for the new assessment. . . . . able from this pergunnah, and here I must premise that in the original enquiries and calculations which I made on this subject, and which are now to be mentioned, I excluded the 13 estates which had been resettled by

Messrs Tyler and Stirling as above noted in the 10th para For the re-settlement in question having been carried into effect from the time of its completion, I could not at that early period foretell whether it would be found to require modification or not

With the omission, then of these 13 villages, the following is an abstract of the revenue demandable under the last settlement for the year 1242 F S This revenue has continued in force since its formation in 1226 F S, except as increased by the subsequent assessment of the seer and ghuuna lands, and as lowered by the reduction of 431 Rupees for which Mr Stirling procured authority in 1240 F S

	Juma payable by vil lage communities	Juma receivable by Government
Miscellaneous villages, . . . .	1,23,938	1,23,938
Talooka Mendoo, . . . .	77,847	66,172
Talooka Shazadpoor, . . . .	47,773	40,624
5 Talookas of Joar, . . . .	<sup>*</sup> 74,887	58,674
	3,24,445	2,89,674

But though this has been the nominal juma remaining on the books, certain suspensions therefrom have been allowed in favor of the village communities on account of notorious over-assessment of the Gunge formed in Hatrass khass by Mr Harding, and of the new road from Coel to Agra These suspensions, which are explained in my letter on the balances of the pergannah, amount annually to Rupees 491-7-0 in the miscellaneous villages, to Rupees 1,340-8-6 in Taleeka Mendoo, and to Rupees 54-8½ in Talooka Shazadpoor.

It will not be difficult, I believe, for me to show most clearly, that the juma which the village malgoozars have thus been called upon to pay is such as can never be yielded by the pergannah, and therefore such as should never have been imposed The account which I have above given in para. 11th of the condition to which the occupants of the soil are reduced, and on which I might have much more fully enlarged, is conclusive upon this point and the extensive severity of the past assessment will appear equally from the following Statements

In pursuance of the same plan which I adopted in the settlement of Moorsan, it was my first object to fix upon a fair and reasonable sum as the gross rental of the whole pergannah, which sum might afterwards be distributed upon the different main sub-divisions, and subsequently upon the several villages, and from which when thus distributed, the juma might be calculated at the usual deductions For this purpose I obtain-

\* This has not been enforced. Vide para. 8

ed the following data, and I am not aware that any source of information was neglected of which it was possible to avail myself

The first estimate for the jumabundee of this pergunnah was formed by applying to it the average rates for the four main classes of soil which had been adopted in Moorsan. These rates were as follows per pucca bengah—

Irrigated			Non-irrigated								
Barah			Munjah			Barha					
Rs	A	P	Rs	A	P	Rs	A	P	Rs	A	P
4	8	0	3	2	9½	2	3	6	1	3	7

to the amount thus found was added rather less than one per cent as the probable amount of received maafee lands and other extra collections. This rate was also taken from the Moorsan settlement.

The second estimate shewed the sum which would be given as the gross rental at the rate of 1 Rupee per cultivated acre, which was the general rate of the Moorsan Jumabundee without taking into consideration the different kinds of land. As the amount by this estimate fell short of the former one, it appeared that the balance of the more or less valuable kinds of soil lay in favor of Hatisas over Moorsan. But independently of this, there was no doubt that both estimates were somewhat too low, as the land of each denomination in the former pergunnah may be considered on the whole superior to that of the same class in the latter.

The third estimate was formed by taking the Putwaree's papers of each of the last 3 years, village by village, and after striking the average of the assamees' rents for each different kind of soil specified in those papers by applying the rates thus found to the same kind of soil in the seer cultivation of the Malgoozars. The produce of the village for each of the 3 years being thus calculated, the average of the three results was then taken, and the aggregate of these averages furnished one calculation for the rental of the whole pergunnah.

Besides the above data, I had the total amount of the average collections for the past 10 years, from the lithographed forms No 2, and I also procured the separate witnesses of 1238 F. S and of 1242 F. S, both of which may be considered to have been rather favorable seasons. In these papers the seer land has been roughly assessed by the Putwarees according to its capabilities. And lastly I had a doul or estimate of the full rental in each village, which the tehsildar had prepared under my directions from his own personal knowledge. The following statement will exhibit the results obtained by these several methods—

	Jumahundee by Mooran average rates, for clerk, of soil	Do by Mooran general average 1/4 Rupees per cultivated acre	Average produce of last 3 years, in seer ut ryots rates	Average proceeds or last 10 years	Nikassee of 1238 F S	Nikassee of 1242 F S	Tehsildar's estimate
Miscellaneous villages exclusive of 13 previously resettled	1,35,737	1,32,408	1 50 120	1,10,113	1,11,316	1,43,118	1,34,201
Talook 1 Mendoo, Talook 1 Sharulpoon, 5 Talookas of Joor,	81,757 45,913 85,963	79,872 41,000 80,672	90,000 82,178 84,756	81,516 50,126 82,611	87,590 47,613 82,612	87,052 49,100 82,980	81,866 49,167 81,105
TOTAL,	3,19,400	3,45,072	3 77 903	3,57 396	3,62,391	3,62,218	3,49,639

Upon receiving and comparing the above sum, it appeared to me that those contained in the 1st and 2nd columns were too low for the cause already mentioned. The dool of the tehsildar appeared also to be somewhat below the mark. That officer was not at the time aware of the extent of deductions which it was my intention to allow, and he was therefore right in proposing a moderate basis of Settlement in order to secure the reduction of revenue which he knew to be absolutely necessary. On the other hand the Nikasseys furnished by the Putwalees, though with few exceptions trustworthy as far as the asamies' rents were concerned, gave generally too high a sum when the seer land was assessed at a similar rate. This remark applies particularly to the results contained in the third column of the preceding statement, and it has been since fully verified during the progress of the assessment when the real assets of every separate village came under consideration. The fact is that the Malgoozais generally give up their best lands to the common asamees, in order to secure their residence and continuance in the village, while they themselves with their brethren occupy the outlying fields which are generally inferior in themselves, and more subject to the fluctuation of seasons, and in cases where the Malgoozais are of a higher caste they cultivate at greater expense than the ryots. It was also to be expected, as has since been found to be the case, that the severity of the juma hitherto demanded would have forced in many instances the general rate of rental beyond its natural standard.

After full consideration, therefore, I adopted Rupees 3,54,700 as a reasonable basis for the settlement of the whole pergunnah exclusively of the thirteen previously resettled villages. My next step was to distribute this sum upon the four principal sub-divisions the proportions to

which I was led by all the thought and enquiry that I could bestow on the subject, were as follow—

Miscellaneous villages	Talooka Mendoo	Talooka Shazadpoor	5 talookas of Joar
Rs 1,36,200	Rs 85,500	Rs 50,000	Rs 83,000

17 Having proceeded thus far I was enabled to take up each of these sub-divisions separately, and to make up the Jumabundee of each village at such rates for the different classes of soil as with the probable addition to be

derived from culturable waste, and from small portions of resumed maafee would give in the aggregate the sum proposed for that portion of the pergunnah. This is a very convenient method, for it shews at a glance, and as accurately as possible, what the proceeds of each village would be if the fertility of each denomination of soil were neither above nor below the average in that sub-division. Then if the other data appear to indicate a higher or a lower sum as the true rental, it is easy to require additional proof or information in proportion to the existing discrepancy. The Jumabundees thus formed from average rates are inserted in all the remarks on the lithographed forms as the first estimate. The other estimates, all of which I have for brevity's sake denoted by figures in those remarks, will be understood by reference to the following explanation—

1st.—The jumabundees formed from average rates, with addition on account of waste or resumed maafee land

2nd.—The jumabundee formed from the papers of last 3 years by assessing seer at ryotee rates

3rd.—The average Nikassee of last 10 years.

4th.—The Nikassee of 1238 F S

5th.—The Nikassee of 1243 F. S.

6th.—The jumabundee proposed by the tehsildar

With regard to the last of these I may mention that, after having determined upon the sum which I would adopt as the basis of settlement for the whole pergunnah and for its several portions, I required the tehsildar to reconsider his estimates for each village, so as to bring his totals to correspond with those which I had fixed.

In addition to these guides for the assessment of particular villages, I have also in many cases looked over the Nikassees for the whole of the 17 years which have elapsed since the commencement of the expired settlement, as well as the Jumakhurch accounts for the same period. In talooka Mendoo and the 5 talookas of Joar in which the proceedings have been completed since the commencement of 1243 F. S., I have examined the Nikassees of that year also. The advantage of demanding the papers of the year of settlement is, that it is almost impossible for any deceit to

be practised with regard to them. Such deceit would almost certainly be discovered in the course of distributing the new juma among the different sharers, in recording the existing engagements with the ryots, and in the general publicity which is given to the internal affairs of the village at the period in question. The additional information thus obtained will be found mentioned in the remarks on each village, whenever it had any weight with me in determining the new assessment.

In the 5 talookas of Joar I have made some use of Mr. Huding's proceedings, and I have derived the greatest assistance from comparing the results to which I had otherwise been led with information derived from the talookdars themselves. It is clear that the latter have a strong interest in the correctness of the assessment, and by confronting them with the village malgoozars in the presence of the Putwari as a species of umpire, I have been enabled to act with great confidence. I had not here the advantage which settlement officers may generally obtain of comparing the former demand with the condition of the people, and thus deciding upon the propriety of an increase or decrease. This remark indeed applies to the whole pergannah, for, though the almost universal debt and poverty led clearly to the necessity of a general reduction, it is difficult or impossible to estimate the comparative misery, where all are wretched, so as to form an opinion upon the extent of the relief requisite in each instance. I have been therefore most solicitous in my enquiries into the average gross produce, as the only safe foundation upon which to act, and from my constant and close intercourse with the people during the settlement of the numerous disputes, and from the various data of which I secured the possession, I trust that I have seldom wandered far from the truth and in all doubtful cases, which not unfrequently occurred from the extent of scried land, the fluctuation of rents in past years or other causes, I have been careful to err if at all on the side of moderation.

18. Before mentioning the final result of the operations above described, I must state my proceedings regarding Operations in the 13 villages previously resettled the 13 villages in which the juma had previously been revised. The Government demand had been fixed by that revision at Rupees 16,242, which, with the amount of unrevised juma mentioned in the 16th para, gave a total Government revenue of Rupees 3,05,650 for the whole pergannah till the end of 1242 F. S. Mr. Stirling's proceedings for three of these estates were returned to me by the Commissioner with his letter dated the 9th April 1834, in which letter I was authorized to amend, if necessary, or to reject them altogether. The English records connected with the other ten villages were returned by the Board for the purpose of being resubmitted in the new form. In the letter to my address returning these records, the Commissioner observed that I should have an opportunity, when I again forward-

ed them, of proposing my alterations which I might think proper. But since then I have received the Board's Circular of the 10th November 1835, forwarded with the Commissioner's letter of the 25th November 1835, whereby I have received the general authority when engaged upon the settlement of any pargannah to lower the juma of any previously settled estate situated therein, if I should consider it to be too highly assessed.

Under this authority I have instituted the necessary enquiries with regard to these villages. The result has been my conviction that the demand imposed by Messrs. Tyler and Stirling was more or less excessive in all but one instance. Sufficient proof of this will almost be found in the fact, that the demand in question was higher in the aggregate by Rupees 389 than the previous assessment of 1226 F S, whereas the circumstances of the case called urgently for a liberal remission. The deductions allowed from a full, or in some cases excessive rental, amounted only to 10 per cent. Upon enquiring into the condition of the malgoozars in these estates, I found that they were all with the single exception above noted, heavily in debt, and in some cases almost hopelessly so. I have therefore revised their engagements, and have allowed them the same deductions as in other villages, viz 20 per cent from such a gross rental as I considered the land to be really capable of yielding. In the single instance referred to, the same demand will remain in force, but in this, as in the others, the engagements of the malgoozars have been extended so as to correspond in duration with those in the remainder of the pargannah. More detailed information will be found in the lithographed forms for the villages now under remark. They have been classed separately from the other miscellaneous villages, with a distinct general statement.

19 The following statement will shew at a glance the new assessment proposed for the pargannah, and for its several portions.

\* In one village, Tacherugh, the deductions allowed amount to 30 per cent

The increase which here appears in the full rental of the miscellaneous villages and of talookas Mendoo above the sum originally proposed, is owing to the extent of resumed manee land being greater than was at first anticipated. The final reduction in the Government revenue will be seen to amount to Rupees 43,464, and a further remission of Rupees 1,339 in the first year of the new settlement, and of Rupees 812 in the second year, has been thought necessary. The reasons for this progressive juma will be found in the remarks upon the lithographed forms of the estates concerned.

20 The rate per acre at which this juma falls upon the different portions of the pergannah will be seen from Comparison with other per- the general statements herewith forwarded, gunnahs but, in order to compare the assessment of the whole with that in other places, it is necessary to keep in mind the amount of deductions allowed in each case, and whether it has been requisite to provide for one party only or for two possessing distinct interests. The following table will facilitate this object, and will shew the weight of the new demand as compared with that in four contiguous divisions of country, in two of which, Moisan and Juleysui, the settlement has been revised.

New Settlement of pergannah Hatraas	Cultivated Ruqba	Juma payable by Mo- quddums in talookas			Final Government juma		
	Acres	Rupees	Rate	Rupees	Rate		
Villages settled with moquddums alone at 20 per cent,	36,122		Rs As P	1,18,242	3 4 3		
Do with moquddums and talookdars at 38 per cent in all,	50,841	1,64,806	3 8 9	1,27,336	2 8 0		
Do with zemindars at 30 per cent,	6,141			16,608	2 11 8		
General average of pergannah Hatraas,	93,104			2,62,186	2 18 0		
Pergannah Julleysur,	88,299			2,42,475	2 12 0		
Talookdaree villages,	36,881	1,18,624	3 8 6	91,951	2 7 9		
Zemindaree villages,	21,740			60,102	2 12 3		
Talooka Hussayn, . . .	16,001	58,472	3 5 6	44,000	2 12 0		
Pergannah Goreree,* . .	15,965			45,242	2 18 6		

\* This pergannah is considered to be rather heavily assessed. It is adjacent and similar to the 5 talookas of Joar.

Although the general average of the proposed Government revenue in Hatrass, as above shown, may not appear high when compared with the neighbouring pergannahs, yet, when the amount which is really drawn from the land is considered, it will not be thought that I have allowed too liberal a reduction. By adding the juma payable by the moquddums in the talookas to the Government revenue in the rest of the pergannah, we have a total of Rupees 2,99,156, which falls at the rate of Rs 3 As 3½ on the cultivated acre. Fertile as a great part of the land undoubtedly is, yet, considering its varying quality, and the wretched condition of almost all the village communities, I am satisfied that this is fully as high a rate as could with fairness be imposed, and I trust that I shall have succeeded in conveying to other minds a similar conviction.

21 I have carefully endeavoured to unite with this revision of the Government demand, an emendation as far as is now possible, of previous errors and imperfection in the adjustment of individual rights. When it is considered how nugatory were the enquiries which took place on this subject in 1226 F S, and also what very general effect the pressure of circumstances has since had in driving the people from their own homes to seek subsistence elsewhere, it will not be wondered at that (including cases of debt,) between seven and eight hundred claims have required adjudication. In the 5 talookas of Joar, indeed, the structure of the village communities had in many cases been entirely broken up, and required renewal from their foundation. I have been enabled to take up these cases, even under the present rules, since all claims have hitherto been referred for investigation to the time of settlement, and all have been led to expect that the rights of which they may have been erroneously deprived would then be restored to them. Moreover it would have been impossible to have arranged matters upon any footing of future stability, if these suits had been left unheard and unsettled. In the majority of instances no lengthened investigation was necessary, as the facts of the case became immediately apparent from the evidence of the neighbours and other sharers. I have found the greatest assistance from arbitration in deciding disputes which arose between members of the same family. In such cases the arbitrators commonly arrived at an unanimous decision, and that decision is usually acquiesced in by the contending parties, neither of which so often occurs where the latter are sprung from different stocks, and where their interests are in consequence more irreconcilably opposed. In the case of sharers who have been long dispossessed, it is particularly advantageous to refer the claim to a punchayet, as the arbitrators are by no means bound to award to the sutor the whole share to which the kurseenameh might entitle him.

They frequently take into consideration the objections of the defending party, as having carried on the cultivation through years of pressure, or as having become numerous during their occupancy of the plaintiff's share, while the latter is perhaps a single individual, and they modify their decision accordingly. It is less easy for a European officer to do this, as it may appear in him a somewhat arbitrary mode of procedure, though it may very frequently be the only judgment consistent with equity.

22. The greatest labor and attention has also been bestowed upon

the adjustment of the debts in those villages where

Efforts made to arrange intervention for this purpose was most required  
for payment of debts

My exertions on this point have tended greatly to

protract the settlement operations, and it may perhaps be objected that I was not called upon to interfere, and that I might have left these matters to the cognizance of the Civil Court. But I could not have proposed so large a reduction of the Government revenue for the express purpose of relieving those who had suffered from its previous excessive amount, when I must have been fully aware that, generally speaking, they would derive no benefit whatever from the measure. In the majority of estates, one or more of the creditors held deeds of mortgage with the condition that he or they should retain possession till the debt should be repaid, and that in the interim the profits of the tenure, whether before or after the revision of the settlement, should be considered as in lieu of interest. It is clear that in all these cases the creditors alone would have been benefited by the present reduction, and even where no deed of the above description had been executed, it was often equally apparent that a similar result must ensue. For, whenever the accounts between these destitute malgoonzars and any money-lender have reached a sum which the former cannot conveniently repay, they are no longer able, nor do they ever attempt to defend the suit which the latter may bring against them in the Civil Court. They are unable to do this successfully, because they never have any accounts to oppose to those which the creditor may produce, and because they have probably executed documents at some former period of distress which are considered in the Court as sufficient to legalize the demand, and as they are aware of this fact, and also that the sum which they may really and equitably owe is far more than they are at the time able to repay, they dread being placed in personal durance if they should appear for the purpose of making a defence, and prefer remaining in their own houses where they cannot be arrested. The consequence is, that a decree is invariably given for the amount claimed, however exorbitant that amount may be, and this is an assertion not formed upon a few instances, but upon careful and extended observation. It was evident then that the increase of profit in any vil-

lage, consequent upon a lessened demand, would tend only to excite the creditors to bring forward and press their suits, and that the sum for which they might sue with certain success would render the malgoozars as hopeless as before of even distant extrication.

I could not therefore doubt or hesitate about applying a remedy to this evil as far as my time and influence extended, and I generally found that neither party were averse to my adjusting the affair. The debtor could appear before me with safety from arrest, and without any expense, while the creditor was willing to forego the exorbitant portion of his claim since he avoided the costs and delays of the Court and the subsequent difficulty of realizing the amount decided. The latter was also aware that I was acquainted with the degree in which his claim was fictitious or illegal, and that it was easy for me to record a proceeding which would serve as a defence to the other party if he himself preferred suing in Court to abiding by my decision. The knowledge also of my being empowered to fix the future amount of the Government revenue tended greatly to bring the creditors to a reasonable compromise.

Whenever it was practicable, I have arranged for the payment of the debts by giving the creditor possession for a fixed number of years, after the expiration of which term he is to be considered as having received from the profits of his tenure the full amount which was due to him. By this method the necessity of any further accounts is obviated, and it is for this reason the most advantageous one possible for the weaker party. Where the extent of seer cultivation or the number of creditors rendered this course unadvisable, I have arranged for the payment of the sum due by yearly instalments, and these instalments are either to be realized from a proportionate quantity of land made over to the creditor for this purpose, or the amount will be collected together with the revenue by the tehsildar or ameen, and paid to those who are to receive it. In one or two instances, where the extent of debt was clearly out of all proportion to the resources of the estate, the creditors, (who were in these cases very numerous) have agreed to forego a great part even of their just demands for the sake of receiving the remainder without trouble, expense, or dispute with the malgoozars or with each other. In all cases the agreement into which the parties have entered before me has been executed upon stamped paper in legal form, so that no one can hereafter avoid or disavow it.

In this manner I have adjusted debts to an aggregate amount of about 80,000 Rupees, which amount was much exceeded by the original claims, and there are several more cases in which I hope still to effect a similar purpose. It must be allowed that a great deal has been left undone in this matter, which more time and leisure would have enabled me to accomplish, but as far as I have gone, I have rescued the village

zemindars from their former hopeless state, and have given them the power, by future prudence and industry, of recovering from all their embarrassments

23 In pursuance of the same object, that is, for ameliorating the condition of the village communities, I have procured from every talookdar a formal and complete remission of all debts and balances of whatever description, which they might otherwise have claimed from the inhabitants of their respective elaguas. In talookas Mendoo and Shazadpoor this important object has been attained by allowing a comparatively trifling compensation to the talookdars on the part of Government. The grant which I have recommended for this purpose amounts to 5,500 Rupees in the case of Shazadpoor, and of 6,500 Rupees in that of Mendoo, but in the latter instance a considerable portion of the sum named might have been thought worthy of remission on other grounds, even though the arrangements now under mention had not been concluded. For particulars I beg to refer to my letters of the 16th April 1835, and of the 17th February 1836, with their respective enclosures.

Balances due to talookdars have been omitted  
In the 5 talookas of Joar, the claims of the talookdars were not of such a nature as that any compensation was necessary for their extinction. It has been before mentioned that the provision which seems to have been extended in 1226 F S for restricting the collections of these talookdars in each village to the amount of the rental or ryebundee, has been entirely a dead letter. They have varied their demands at different periods in proportion to the extent and quality of the cultivation at the time, but those demands have almost always amounted to the full rental of the land. It was clear therefore that, as they had followed the general system of the Native Government in requiring the utmost which, from year to year, the soil could produce, they ought also to comply with another distinguishing feature of that system, in relinquishing all arrears which such a requisition might have occasioned. They consented without difficulty to the justice of this reasoning, and a release in full has consequently been taken from them without any corresponding call on the liberality of Government.

The measures which have now been noticed are of vital consequence to the welfare of the mass of the people, since they are hereby preserved, not only from the pecuniary pressure of former arrears, but also from the annoyance, uncertainty, and total absence of credit, which the very existence of those arrears must otherwise have produced.

24 I have also recommended for entire remission the balances due to Government upon this pergannah. The reasons for this recommendation, with a detailed account of the various items, will be found in my letter of

Balances due to Government have been recommended for remission.

17th February last, with its enclosures The total arrear which it is thus proposed to abandon, amounts to Rupees 19,018-11-7½ for mal, and to Rupees 220-4-0 for tuccavee But in the above sum is included the whole compensation mentioned in the last paragraph for talooka Shazadpoor, and Rupees 2,681-3-9 of that which relates to talooka Mendoo

25 It may perhaps be advisable that I should give an account of the condition of the talookdars themselves Thakoor Jewaram, of talooka Mendoo, died suddenly in December last, leaving 5 sons, of whom the eldest, by name Rundheer Singh, has usually resided on an estate in the Bullumghur jageer left him by his maternal grandfather The latter circumstance was calculated to create a dispute regarding the succession, but this has been avoided for the present by inserting the mother's name in the Government books, together with that of Rampershad, the second son, as a manager under her About 10 years ago Thakoor Jewaram became deeply involved, in consequence of which the Collector appointed an ameen, who was to manage and be paid from the estate, and through whom all surplus collections were to be applied to the satisfaction of the creditors By these means all the recorded debts have now been repaid in full, and all other incumbrances may be similarly cleared off in a few years The system of collection by a Government officer is exceedingly advantageous to the people, as well as to the real interests of the talookdars themselves, and I strongly recommend that its continuance be made the condition, under which alone the latter are supported in their present position It is surely sufficient that, by their existence between the estate and occupants of the soil, they diminish the revenue of the one and increase the burdens of the other, without the additional evil of disputed accounts, mal-practices of agents, and general mismanagement At present indeed, the sons of the late talookdar have no desire to take the collections into their own hands, but any future change of sentiment on their parts should be guarded against The allowance of 18 per cent which the family will in future receive from the talookdaree villages, together with the assumed amount of their profits on the two which have been made over to them exclusively as zemindars, exceeds by Rupees 3,993 the sum receivable by them as malikanah under the last settlement This increase was not perhaps strictly necessary, but I considered that as long as the Government was willing to commit to them this extent of country there could be no reason for lowering their proportion of profit below that which I was at the same time granting to others similarly situated The present income of the family may be thus estimated.

Rs

Amount of 18 per cent on talookdaree villages of Mendoo,	13,976	0	0
Assumed profit on two zemindaree villages of ditto,...	... 1,692	0	0

Assumed profit on 4 villages in other pergunnahs (about),	800	0	0
Assumed profit on estates in Bullumghur (about), .	4,000	0	0
Allowance of 400 Rupees per mensem received from			
Thakoor Jey Kishore out of the profits of talooka			
Biswan, . . . . . .. . . . . .	4,800	0	0
Total Rupees, . . . . . . . . . . .	23,268	0	0

Talooka Shazadpoor is still in possession of Thakoor Jey Kishore, to whom it was committed in 1226 F S Like most of his family, he is heavily embarrassed, and when I commenced my operations, he had mortgaged talooka Shazadpoor as well as his jageer in talooka Biswan, the former for 30,000 Rupees, and the latter for 35,000 Rupees I have enabled him to redeem the mortgage of Shazadpoor, partly by means of the grant which I have proposed in his favor of 5,500 Rupees on the conditions before specified, and partly by guaranteeing the repayment from the estate of such sums as he might borrow for the purpose in question In order to secure this repayment the collections have been entrusted to the same ameen that has charge of talooka Mendoo, and in about six years the debt contracted for the redemption will be liquidated As the incapacity of Thakoor Jey Kishore to manage the estate properly is conspicuous from all past experience, and as his collections are made through the ameen in a much cheaper manner than he could otherwise effect, I strongly recommend that, in this case also, the continuance of the arrangement be made imperative The talookdaree allowance of the Shazadpoor estate also is higher by 1,850 Rupee, than under the last settlement, but this is independent of the still greater advantage that the allowance now fixed may be wholly realized, which has never been hitherto the case in either Shazadpoor or Mendoo The produce at present yielded for Thakoor Jey Kishore's different estates may be thus stated— Rs.

Amount of 18 per cent upon talooka Shazadpoor, ...	8,999
Profit on istumraree tenure of talooka Biswan (about)	24,800
Deduct payable to sons of Thakoor Jewaram, ... . .	4,800
Proceeds of jageer held during life in Biswan (about).	5,000
 TOTAL, ...	 33,999

The jageer is mortgaged, as I have above mentioned, while the proceeds of talooka Shazadpoor must, for the present, be applied to the repayment of debts The profits upon the istumraree tenure of talooka Biswan are very large, considering that the revenue paid thereon to Government is only 5,200 rupees But part of these profits were awarded many years ago to Thakoor Jewaram, who had put forward a claim to share in that talooka, and the remainder is divided principally, among

the brothers and other relatives of Jey Kishore, so that the latter is at present in somewhat narrow circumstances, but with economy they may easily be repaid.

The remaining 5 talookas require less remark. In Bimha, Sunudheiry, and Karus, though the profits are far from large, yet the talookdars live within their incomes and are in a comfortable condition. This is not the case in Gulnaree and Kurreel. The last named talooka is held by three brothers, who have had to support a great number of natural as well as legitimate descendants of their common father and grandfather. They have likewise been expensive and improvident, in which respect their example has been followed by the talookdars of Gulnaree in consequence of the embarrassed condition to which the holders of both these estates had been reduced. The Collector several years ago examined and recorded their debts, as in talooka Mendoo, and appointed an ameen with the same views as in that instance. The creditors consented to forego all future interest on condition of receiving their principal by regular instalments, but from calamities of season and other causes those instalments have not been fully discharged. Some fresh debt has also been incurred, but it will not be difficult to liquidate the whole by a continuation of the present arrangements provided the talookdars will consent to practice economy till this object is effected. I have endeavoured to make provision for the purpose mentioned.

**26** The investigation of the numerous small maafsee tenures in Maafsees this pergannah has been conducted on the same principles as those which have been approved of with regard to pergannah Moorsan. I need not therefore again detail the course pursued. An English list of those recommended for remission will accompany this report, and the total extent of the items therein contained will be seen to amount to pucka beegahs 5235 bis 19 $\frac{1}{2}$ . In order to show that the recommendation in question has not been made without careful inquiry and selection, it may be mentioned that 3,847 pucka beegahs of land consisting chiefly of similar small portions have been resumed, the rental of which, under the new settlement, amounts to Rupees 5,111.

The tenures contained in the list above mentioned in no instance, except the following, exceed 10 pucka beegahs for each individual. There are some seer lands of greater extent in mouzahs Tocheegurh and Kurreel khas, which could not have been resumed without occasioning much individual distress, and with regard to which I would beg to refer to the remarks upon those villages. There are also included in the said list some gardens of no large extent belonging to the several talookdars, which I have allowed to remain free of assessment subject to the sanction of Government. The favor bestowed by the remission

will amount to more than the mere pecuniary value. There are also some lands held in small portions by certain indigent inhabitants of mouzah Noorpoor, for an explanation of which I would likewise refer to the remark upon the lithographed statement.

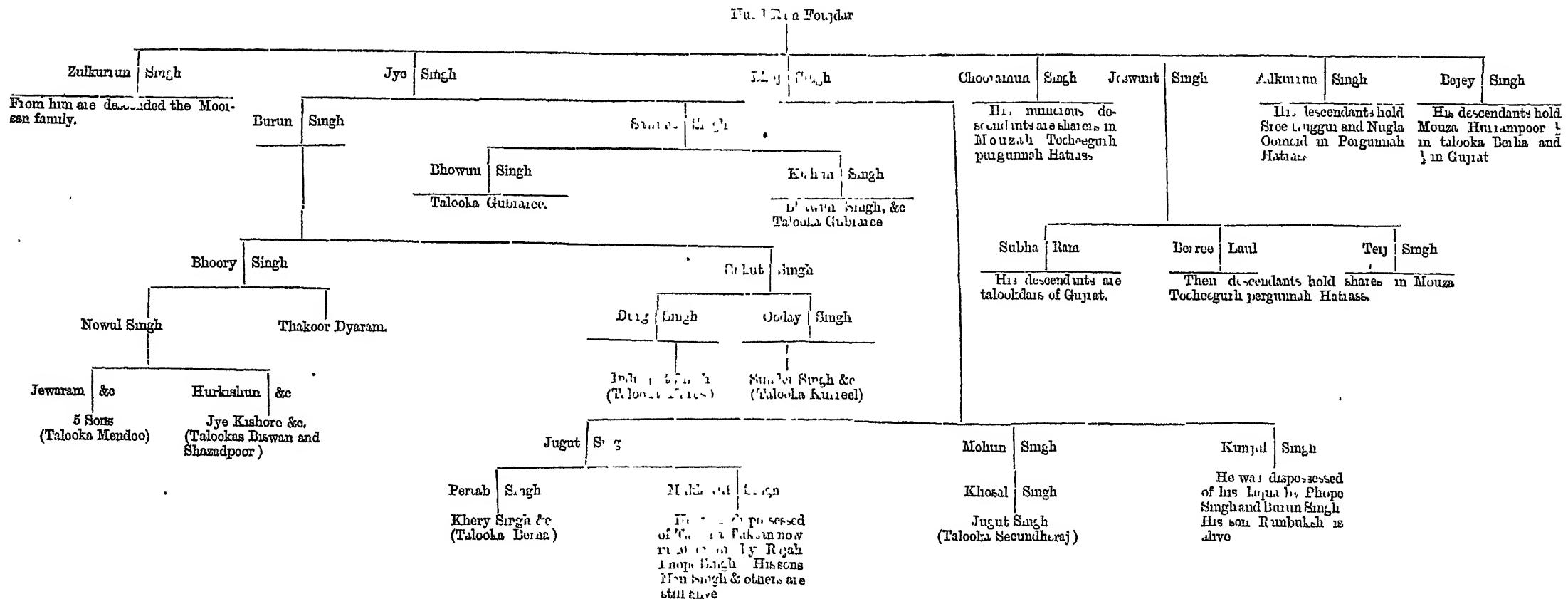
27. The only maafee tenure of any extent, and the only one which has not been either resumed, or recommended for <sup>Mouzah Lallgurhy</sup> reversion in the preceding paragraph, is a small village named Lallgurhy. This village may be considered to be half in talooka Karus and half in talooka Kuirreel, as it was granted in rent-free tenure about 66 years ago by Thakoor Sukeet Singh, who held the Estates contained in those two talookas before the separate formation of the latter. This tenure was apparently overlooked in 1226 F S and the maafeedars have remained in possession. When Mr. Harding formed his settlement of the two abovementioned talookas, he recorded a proceeding to the effect that he would recommend the grant for the confirmation of Government. The grounds of this decision were the period which had elapsed since the grant was originally made, and the actual application of the proceeds to the intended object, that is to the support of a Hindoo temple in the neighbourhood of Hatiass.

In consequence of the expectations which have been excited by the abovementioned proceeding of Mr. Harding, and also of my having satisfied myself that the maafeedars are really the officiating Brahmuns of the said temple to which there is a considerable resort, and that they constantly reside therein for the purpose of discharging their office, I beg to add my recommendation that the tenure be upheld during the ensuing settlement. The biswadars of the village had petitioned me for protection, and I have accordingly made inquiry into the produce and have fixed their payments to the maafeedars at 300 rupees annually. The extent of cultivated land is 211 pukka beegahs by Mr. Harding's measurements, but the soil is by no means of good quality.

28. In compliance with the directions of the Board I have attended to the remuneration of the village Police <sup>Village Police</sup> and have added in the aggregate pukka beegahs 276 biswas 9 to the land which they formerly enjoyed. The statement which is herewith forwarded in the prescribed form, will shew the total amount that they are now to receive in land, grain and money.

29. In a letter dated 20th February last, I had the honor to make a proposal in favor of Thakoor Dya Ram for the release to him and his family of 73½ shop in the Gunge of Hatrass now rented at Rupees 1,328 annas 12 yearly, and of certain gardens of seer lands, containing in all pukka beegahs 228 bis. 7 biswas 7, which are now farmed at Rupees 611 for the current year. A ful-

*Genealogical Table of the sons of Nand Buru Singh, whose descendants are connected with Pergunnah Hatrae.*



explanation of this proposal will be found in the letter abovementioned, and I trust that it will be complied with for the term of the settlement

30 It will doubtless be thought proper that the engagements taken under the new settlement should be fixed for the term of twenty years. But in consequence of the large reduction in the revenue, I have thought it right to take them in the first instance "for 12 years and till the next revision." If the longer period be authorized, as I anticipate will be the case, it will only be necessary to issue a general notification to that effect.

31 Some explanation may be requisite with regard to the preparation of the lithographed statements. The settlement has been formed in every case upon the khusrah returns, as amended by subsequent enquiry with regard to the extent of irrigation and the denomination of soils. The reason for this was twofold. First that the Surveyor himself asserts the accuracy of the khusrah not of the professional return, in cases where the two results differ, and, secondly, because the distribution of the soil into different kinds, which never can be correct unless made field by field was necessarily effected according to the khusrah measurement. In fact the latter would be entirely useless, if it did not form the basis of all the proceedings.

The columns, therefore, of the lithographed statements, which show the extent of actual cultivation and of land lately thrown out of cultivation, are filled in from the khusrah returns. The remainder of the area not being given in those returns, is necessarily taken from the professional survey. By this arrangement, however, a discrepancy arose between the sum total of the several columns and the total area given by the Surveyor. The latter being certainly correct, I have adjusted the difference by altering the extent of the barren waste, in which item the error must be supposed to have existed. But these remarks apply only to the general statements, for the several village forms, being made up wholly from the khusrahs, do not contain any of the barren waste, or of that which bears no traces of cultivation. A few beegahs only of this nature have been inserted, which happened to have been measured by the khusrah ameens. The village forms were made up in this manner before the professional maps were received, and, as they contain all the land upon which the settlement has been formed, the waste of long standing being very seldom capable of culture, I did not think it necessary afterwards to alter them. These difficulties will be avoided for the future, as I understand that the khusrah ameens have now received instructions to measure every part of the area, whether waste or otherwise. This change of system will also facilitate greatly the comparison of the ameen's returns with those of the Surveyor.

32 The villages which have been settled with the biswadarce communities, whether in the miscellaneous villages or in the talookas, have been classed as moquddumee, while those which have been assessed on a zemindaree tenure at a deduction of 30 per cent, have been classed as zemindaree. In determining which of the two prescribed forms for recording the separate responsibilities should be employed for each estate, I have, of course, been guided by the interior arrangement which might prevail therein. If there existed any separate thokes or puttees of a specific extent, I have recorded them in that form which provides a column for the number of beegahs in each share. But I have occasionally been obliged to specify the extent of each thoke or puttee in current village beegahs from the putwarce's papers, on account of the measurement having taken place without reference to these distinct holdings. In estates where no division of this kind had yet taken place, I have employed that form which is calculated to show only the biswah share. But these instances are comparatively few, and are chiefly owing to the pressure of external circumstances. In almost all of them the sharers have agreed to divide the land among themselves at the commencement of the ensuing year, in the proportions which have now been recorded.

33 The remarks upon the several village forms and upon the general statements have been drawn out with care, and they will, I believe, shew with tolerable clearness the grounds of the new assessment in each case. They contain the different estimates for the gross rental, the produce of any resumed maafee land, and such further information as I may have been able to obtain regarding the quality of the soil, and the annual sum which it may be expected to yield. These remarks will also shew the pressure of the former juma, the condition of the people, and the efforts which have been made to relieve them. In the 5 talookas I have also mentioned the fact of the biswadars having held the management or not since 1226 F S., and the sum demanded from them in the former case. And, generally, I have inserted in these remarks any incidental point which I thought worthy of being noticed and recorded.

34 I have now given all that I judge necessary of my proceedings in these extensive, fertile, but hitherto miserable Conclusion pergunnah, and it has been my endeavour to communicate as much as possible of the information which I have myself obtained respecting it. I may truly say, that, in attempting to restore its condition, and to counteract evils of so long standing, I have encountered a long, difficult, and laborious task. Time alone will shew how far I have succeeded, but it will be found, I believe, in the meanwhile, that my exertions are appreciated by the people for whose benefit they were intended. I might perhaps have obtained more temporary credit for

myself by a greater rapidity of operation, and by attending only to the points contained in the strict letter of my general instructions, but I could not fail to view this peigunnah entitled to more than common care, for its present state is owing, not to the improvidence of the people, but to the measures of the Goveinment itself, and to the overwhelming demand of revenue As a servant, therefore, of that Government, it was my duty to do all in my power towards remedying the effects thus produced, and I shall be amply repaid for all my efforts, if they prove effectual in removing the traces of past distress, and in laying the foundation of future prosperity

ZILLAH ALLYGURH,  
*Deputy Collector's Office,*  
Camp Hatrass,  
The 10th May, 1836

}  
(Signed )

J THORNTON,  
*Deputy Collector*

*STATEMENT shewing the dates upon which the several villages  
of pergunnah Hatrass were annexed thereto —*

Name of Villages	Name of Original acquirer	Date of acquisition	From what Pergunnah	Remarks
	TALOOKA	KARUS		
Kains khass Futteh- poor Guhy Huiia, }	Jyo Singh	A D 1716	Sadabad (originally (Juleysur)	
Putteo Joar, Gunna Poorna,	do	do	do	
Tukorea, Anopea, Bankcipoor,	do	do.	do	
Murrowra, Phulsootee, Buleepoor,	do	do	do	
		1732	Gornay	
Leetha Mihman,	Burun Singh	1768	Sadabad.	This village formed part of Kunjul Singh's elagua
	TALOOKA	KURREEL		
Oodeyghan, Bhukroee,	Jye Singh,	1716	Sadabad, (originally (Juleysur)	
Phuskain, Satnee Bhuggoo &c.,	do	do	do	
Manjoypoora &c.,	do	do	do	
Koorwa &c.,	do	do	do.	
Jotoee,	do.	1738	do	
Kurreel khas,	do	1743	do	
Nugla Jungee,..	Burun Singh	1768	do	This village formed part of Kunjul Singh's elagua
	TALOOKA	GUBRAREE		
Kusba Joar, ..	Jye Singh	1716	Sadabad (originally (Juleysur)	
Mahasera, Kulloopoora,	do.	do	do	
Myr Unwipoor,	do.	do	do.	
Toorer, . . .	do	do	do	
Buselee, . . .	do.	do	do.	
Burdwari, . . .	do.	do	do	
Bhoodiee, . . .	do.	do.	do	
Bhurtpoor, . . .	do.	do	do	
Goobraree Khass,	do.	1727	Mahabun.	
Kootee Pooree,	do.	1732	do	
Tehra, . . .	do.	1730	do	
Durseenah, . . .	do.	1731	Sadabad (originally Mahabun)	

<i>Names of Villages</i>	<i>Name of original acquirer</i>	<i>Date of acquisition</i>	<i>From what Pergunnah</i>	<i>Remarks</i>
TALOOKA BERHA.				
Berha khass	Bhoj Singh	A D 1716	Sadabad (originally Juleysur)	
Berha Khoord,	do	do	do	
Pilkhuwa,	do	do	do	
Doulutabad,	do	do	do	
Sooja Khoord & Kalan,	do	do	do	
Naja,	do	do	do	
Asrohy,	do	1732	do	
Munneepoor,	do	do	do	
Hirampoor,	Jugut Singh	{ Unknown Unknown	do	{ This village was before held by Bejay Singh, another son of Nund Ram
TALOOKA SUNUDHERRY				
Sunudherry Khass,	Bhoj Singh	1716	Sadabad (originally Juleysur)	
Gurhy Dhunwa,	do	do	do	
Mohokumpoor,	do	do	do	
Tursara,	do.	do.	do	
Ahilda,	do.	do.	do	
Oorumbara,	do	do.	do	
Pahareepoor,	do	do.	do.	
Beylotee,	do	do	do	
Kanoura,	do.	{ Unknown Unknown	do.	
TALOOKA MENDOO				
Mankhole,	Jye Singh.	1716	Sadabad,	
Huteea Bhugwuntpoor,	do	1731	do.	
Gurhy Cundari,	Burun Singh	1752	do	
Balla puttee,	do.	do	do.	
Balla puttee achaya,	do.	do.	do	
Kalingery Shurner,	do.	1756	Sonyr.	
Meetye,	do.	1762	Sadabad.	
Mendhoo,	do.	1763	Juleysur.	
Amurpoor,	do.	do	do.	
Madun Gurhee,	do.	do.	do.	
Oondwa,	do	do.	do.	
Chintapoor Burun,	do.	do.	do.	
Hajepoor,	do.	do.	do.	
Larpoor,	do.	do.	do.	
Laknoon,	do	do.	do.	
Nugla Emilia,	do.	do.	do	
Poora Khoord & Kalan,	do.	do.	do.	

{ These were obtained with talooka Hatrass

These villages were acquired by Burun Singh, when he dispossessed the Porach Rajpoot Rajah from the original talooka Mendoo

<i>Name of Villages</i>	<i>Name of Original acquirer</i>	<i>Date of acquisition.</i>	<i>From what Pergunnah</i>	<i>Remarks</i>
Pursara, Powneyr, Shahpoor Kalan, Buwanah, Bhugroya, Mhow, Garub Gurhy, Simrut Gurhy	Burun Singh do do do do do do do	A D 1763 do do do do do do do	Juleysur do do do do do do do do	These villages were acquired by Burun Singh, when he dispossessed the Porach Rajpoot Rajah from the original talooka Mendoo
Aghun,	do	1766	Sadabad	This village had several others attached to it all of which were obtained together by Burun Sing
Sooknan, Chintapoor,	do do	1768 do	Juleysur do	
Sutnowlee Khoord,	do	do.	Sadabad	This village belonged to Koonjul Singh, vide Kandlee &c., in miscellaneous villages.
Jogea, Nehrohy,	Dyaram do	1779 do	do. do	These villages were attached to mouza Tocheegurh. q v
TALOOKA SHAZADPOOR				
Rampoor, Sehia, Roheyree, Khonda Ruttee, Noorpoor, Behwa, Rughunya, Shahpoor Khoord, Shahzadpoor, Allapoort Choorseyn, Baiowlee, Bhoongaun, Dutowra, Jugeepoor, Jullalpoor,	Burun Singh. do do do do do do do do do do do do do do do	1752 do do do 1763 do do do do do do do do do do	Sadabad do do do Juleysur. do do do do do do do do do do	These villages were acquired with talooka Hatras.
Sutnowlee Kulam,	do.	1768	do	These villages all formed part of talooka Mendoo which came into the hands of Burun Singh, on the dispossession of the former Rajah.
Chounda Gurrowa, Kowurpoor, Kupoora,	Dyaram do. do.	1779 do do.	Coel Sadabad do.	This village belonged to Kunjul Singh; vide Kandlee in miscellaneous villages.
				These villages were originally attached to mouzah Tocheegurh q v.



<i>Names of Villages</i>	<i>Name of original acquirer</i>	<i>Date of acquisition</i>	<i>From what Pargannah</i>	<i>Remarks</i>
Gurhy Singaha,	Burun Singh	A D 1763	Juleysur.	
Gurhy Girdhia,	do	do	do	
Gurhy Dhoodha Dhaiy,	do	do.	do	
Hinutpoor,	do	do	do	
Jheengia,	do	do	do.	
Kutchha,	do	do	do.	
Rampoor	do	do	do	
Kumhiey,	do	do	do	
Keyshopoor,	do	do	do	
Keymhar,	do	do.	do	
Kundowlee,	do	do	do	
Kehia Pursolee,	do	do	do	
Khurwa,	..	do	do	
Nughola,	do	do.	do	
Maumahoo,	do	do	do	
Mulha,	..	do	do.	
Mayolee,	do	do	do.	
Taloopoor.	do	do.	do	
Buamahay,	do	do.	do	
Gungowlee,	..	do	do	
Gungchowlee,	do.	do	do	
Gurhy Buhra,	do	do.	do.	
Jaffriabad,	do.	do.	do	
Khera Chutteribhoj,	do.	do.	do.	
Paharpoor,	do	do	do.	
Roodurpoor,	do	do.	do.	
Nugla Man,	..	do.	do.	
Nugla Sawunt, ..	do	do.	do	
Pykewala,	do	do.	do	
Puttee Sawunt,	..	do	do.	
Sekunderpoor,	..	do.	do	
Sreenuggur,	..	do	do.	
Sheikhoopoор Mudun,	do	do.	do.	
Tehia,	..	do	do.	
Tipoor Gurhy Jemea,	do.	do.	do	
Surai Ameer Singh,	..	do	do.	
Lithiolee,	..	do.	do	
Tholacee,	..	do	do.	
Teorb,	..	do.	do.	
Bhudameyr,	..	do.	do.	
Amokree,	...	do	do.	
Chutteripoor,	do	do	do.	
Heerapoor,	do.	do	do	
Jehangeerpoor.,	do.	do.	do.	
Sheerpoor,	..	do.	do.	
Rarawnlee,	..	do	do.	
Thokhpoor Ajeet,	do.	do	do	
Beergaon,	..	do.	do.	

All these villages were acquired by Burun Singh when he dispossessed the Porach Rajpoot Rajah from the original talooka Mendoo

<i>Names of Villages</i>	<i>Name of Original acquirer</i>	<i>Date of acquisition</i>	<i>From what Pergunnah</i>	<i>Remarks</i>
Nugla Athoo, Bhilokhree, Mohubbutpoor, Durkooee, Bolgurhee, Gurhy Dharoo, Nowpooia, Gurhy Nund Ram,	Burun Singh	1753	Juleysui	All these villages were acquired by Burun Singh when he dispossessed the Porach Rajpoot Raja from the original talooka Mendoo
Gurhy Koortee, Muzapoor, Nehray, Poeina, Bhoputpoor, Dadumpoor,	Budun Singh	1766 1768	do do	These villages were formerly dependant upon mouzah Ay hun, and were acquired by Burun Singh together with that village
Kandlee, Nugla Heera, ... Tugheela, $\frac{1}{2}$ Gujiowlee, .	do	do	Sadabad	These villages formerly belonged to Kunjul Singh, son of Bhoj Singh, and came into the possession of Burun Singh when the latter & Phope Singh divided the elagua of Kunjul Singh between them
Golungger, Banmowlee, Mahmoodpoor, Kukooree,	Dya Ram	1778 1779	do. do	
Tocheegurh, . Byramgurhy,	do	do.	{ Coel and Juleysui Coel	These two villages, with several others above noted, formed a talooka. In 1779 A. D., this talooka fell into Dya Ram's possession
Tuhyapoor, Arjunpoor, . Rusheedpoor, .	do	do 1781 1796	Sadabad do. do.	

ZILLAH ALLYGURH,  
Deputy Collector's Office,  
Camp Hattrass,  
The 10th May, 1836

(Signed)

J. THORNTON,  
Deputy Collector.

*Report upon the Settlement of Talookas Kanka and Kujrout*

Talookas Kanka and Kujrout contain in all 54½ villages, of which

Number of villages. 27 are recorded as Ashi, and 27½ as Dakhilec Some

of the latter class are united with the Ashi villages, from which they sprung, so as to form one estate, but on the other hand several villages have been divided between two or more talookdars, and it has been found necessary to determine the assessment of each of these portions separately. The number of mehals therefore for which distinct engagernents have now been taken, amounts, as shewn by the general statement herewith forwarded, to sixty five. A few of the above-mentioned villages, including Kujrout khass, belonging originally to pergannah Sadabat and being included in Tuppel Joai, were brought therewith under the authority of Nundram Foujdai, as mentioned in the commencement of the report upon pergannah Moorsan. The remaining and far larger part of these talookas consists of estates which have been in later times withdrawn from pergannah Coel in which they were before situated.

2. The talookdars of Kanka and Kujrout are descended from

Descent of talookdars and origin of talookas Jeswunt Singh, one of the sons of Nundram Foujdai. The annexed Genealogical Table will

show that Birbal, and Tej Singh, two of the sons of Jeswunt Singh, obtained mouzah Tochcegush now in Hatrass, while the third, by name Subhi Singh, came into possession of the few villages of Tuppel Joai which have been above-mentioned as included in these talookas. The manner in which Subhi Singh increased his possessions is a question as the extent to which this was effected during his life time, for the talookdars possess no sunnus or other documents of any importance, and in themselves they are ignorant, or are willing to appear so, of all that relates to the origin and growth of their estate, previous to the commencement of our rule. No Canoongee's records of that early period are forthcoming. The talookdars, however, produce a pottah and a sukhathice to show, that Subhi Singh paid revenue for Nowgaon and one or two other neighbouring villages, during the rule of amuls appointed by the emperor Mahomed Shah. In one of these documents the date is doubtful, the other purports to be for the year 1158 F S, corresponding with 1751 A D. At the expiration of a few years after the date here mentioned, Soorujmul, the Bhautpoor Rajah, established his usurped authority on the eastern side of the Jumna, and it was a natural result of that event, that most of the Jat talookdars should increase in wealth and influence. It is accordingly found by an old record lodged in the Collector's office for the ten years intervening between 1759 and 1769 A D, that during that period Umeid Singh, son of Subha Singh, paid revenue for a considerable tract of country, in which

was composed the larger part of that now held by the family. This state of things, however, did not extend beyond the time when the authority of the sons and successors of Soorajmal was superseded by that of Nujuf Khan on the part of the Moghul emperor. Upon this occurrence, which took place about 1775 A.D. the talooka, which Umed Singh had formed was made over in jageer to a certain Roostum Beg Khan, who held it till 1783 A.D., when the rule of Nujuf Khan gave place to that of the Mahrattas. Umed Singh then appears to have recovered the talooka, and in 1789 A.D. it was divided (according to the statement of the present occupant) between the above-named individual, on the one hand, and Thakooors Sheo Singh and Sahib Singh, his nephews, on the other. One of the share, thus formed, is generally termed talooka Kanka, and the other talooka Kujrout. Both have been since more than once sub-divided. No further change seems to have occurred till about the year 1792 A.D., when the talookas were again made over in jageer to a Mahratta by name Gulab Jee Khulum, who held them till a short time previous to the British conquest. The position of the talookdars during this period and till the settlement was made with them in 1213 F.S., cannot be clearly ascertained, but it may be supposed to have varied in different years.

**3** No regular arrangements appear to have taken place for these talookas during the first two years which succeeded former settlement the conquest, at least no records are to be found for those years. But in 1213 F.S., the settlement was formed with Thakooors Nehal Singh, (son of Umed Singh) Sheo Singh and Krishen Singh (sons of Sahib Singh) for a term of three years. In the caboolment which was then entered by the talookdars they are termed "zemindar moostajir". In 1216 F.S., engagements were again taken from the same parties, under the title of "zemindar" for three years more at a yearly juma of Rupees 12,851. This juma remained in force till 1223 F.S., when Mr. Ferguson, the Collector of the time, formed a fresh settlement for an intimated period of 5 years, though twenty years have in fact elapsed without any change in the arrangements then effected. The juma then fixed, and which has consequently remained in force till now, amounted to Rupees 16,400, on the inadequacy of which as compared with the real assets I shall hereafter have occasion to remark.

**4** It will have been observed by the account here given that no species of interference has ever been exercised by investigation regarding rights the revenue authorities as regards the interior management of these talookas. Indeed all the previous settlements had been conducted in the most rapid and summary manner possible, so that no opportunity has been offered at which com-

plaints might be heard or claims investigated. But as soon as it was known that a more detailed settlement was about to commence, numerous petitions were entered demanding rights which the talookdars were said to have usurped, and the investigation of the matters contained in these petitions has occasioned much delay in the completion of my proceedings.

5 From all that I have above said regarding the position of the talookdar's ancestors under the native Government, it will appear that their claim to the proprietary right in the greater part of the tract which they hold is, in its original nature, very dubious. For that claim does not rest upon any sound or definite foundation, nor can they produce any permanent title to such right, derived either from the community or the state. Moreover the fact of continued possession for any extended period prior to the conquest in the talookas as at present constituted, is by no means ascertained.

6 The tenure of the talookdars, therefore, must be considered to rest only upon casual possession under the native rule, combined with its generally unchallenged recognition for the last thirty years. But it so happens that most of those who once possessed a superior title to the villages contained in these estates, are either extinct, or at least in no condition to assert their rights. It is well known that the greater number of the villages in question, as well as many in the adjacent talooka Mohoria, (now united with perguanah Moorisan) belonged originally to different Rajpoot families of the Jhingara tribe. The head of the tribe lived in Kanka khass, where the fort erected by one of these Rajahs, as they were called, is still a conspicuous object but at some period not less than 70 years ago, nearly all these Jhingaras were exterminated by some calamity, of which the particulars are not now to be learned, but which may perhaps have been connected with the invasion of Soorajmul. It was from this cause that in talooka Mohoria only ten or eleven villages were found, in which any of the residents were entitled to be admitted to engagements at the settlement. The same cause is clearly to be traced in its effects throughout the talookas now under report, and those few of the ancient zemindars who escaped its operation, have mostly been expelled by the talookdars at some later period. For it will generally be found, in cases of this nature, that the extent to which the original communities have been annihilated is proportioned to the smallness of the talookdar's estate. Wherever the latter is of small size the interest of the talookdar clashes more immediately with that of all others who put forward a claim to the occupancy of the soil. So that for the most part, either a dispute arises which is brought before the constituted authorities, or the weaker party, if hopeless of protection, is forced to yield, and its entire expulsion is effected.

The majority therefore of the claimants, whose petitions were pre-

sented to me, were Brahmins, and others who had been allowed to settle when the country was recovering from the depopulation above described, and who may since have held the management occasionally as fumers or talookdars. It was evident that the claims of this class could not come into competition with those of the talookdars. And even when the petitioners were really the descendants of the old zemindars, it appeared in most cases that they had been entirely dispossessed, and reduced to the condition of any other ryots, for a lengthened period. In some instances many years had elapsed since they had even ceased to reside in the village, for which they sued, and no previous investigation had ever been made throughout these talookas, as had been effected in Hatras and Moorsan, whereby their names and demands might have been recorded with a view to further enquiry at the time of the detailed settlement. Under these circumstances I was precluded from admitting their suits by the instructions with which I had been furnished.

7 The result of my proceedings has thus been, that in four villages only have the claimants been found in such a position as to enable me to protect them by admission to engagements under the new settlement. In two of these, viz. Hunamanpoor and Sathnee, half of which villages are in Hatras, and half in Kanka Kujiout, the settlement of the former half had previously been effected with other branches of the claimants' family. In mouzahs Mahowa and Bichola the hereditary right of the petitioners, as well as the constant assertion and general maintenance of that right, was fully proved; and in the first of these the suit had long been pending in the Civil Court, from whence it had been sent to me for investigation. In those cases the same titles have been assigned to both parties, as were adopted in the previously settled pergannahs.

In all those instances in which the suing parties had continued to reside upon the spot, and appeared by their descent to be entitled to consideration, but in which their past circumstances precluded my admitting them to engagements for the whole village, I have protected them by fixing the sum which shall hereafter be demandable upon the land actually in their cultivation. And I have done the same in one or two instances where the form of an estate had been held for a very long term of years by the same individual, but where I could not interfere to perpetuate the tenure, as it had originated with the talookdars themselves or their ancestors.

8 The soil of the tract of country under report, when viewed with reference to its intrinsic capabilities, is by no means of an inferior description, but the cultivation has far from reached the point to which it has been brought in other parts of this district. In examining the accounts of

Quality and condition  
of the soil

the several villages for a number of past years with a view to the new assessment, I found that in most cases the annual proceeds have been progressively on the increase. And there can be little question that the general rates of rental are still low in proportion to those which the land might be made to yield, and that on this account any improvements which may be hereafter effected in the system of cultivation will afford a more than remunerating profit. I allude to the change which may be produced by sinking new wells, by procuring the residence of the more industrious castes of cultivators, by the establishment of subordinate hamlets where the area is too large to be cultivated advantageously from one spot, and by other similar measures. There does not remain a great deal of waste land which can be counted upon with certainty as capable of bearing a crop, the extent of such land, as measured by the Khusiah ameens, amounting only to about 3 per cent on the total cultivation. In the surveyor's professional map a larger extent of waste is entered, but as the professional return contains no detail of villages being given in aggregate for the whole tract, it was of course impossible for me to act upon it. In the course of my enquiries, however, which have been sufficiently minute, I have found no reason to suppose that the extent of really available waste exceeds that entered in the Khusiah measurement.

9. I have before mentioned that the juma of these talookas was fixed under the settlement of 1223 F S at Rs. 16,400 and that it has since remained at the same amount. Upon examining Mr Fergusson's proceedings relative to that settlement, he seems to have been guided chiefly in forming this very inadequate assessment, by the representations of the peishkar Huzoor Tehsil of the time. The estimated gross rental given in by that officer amounted only to Rupees 20,250, but it is singular that Mr Fergusson's suspicions were not excited, first by the circumstance of the talookdars having successfully petitioned the Board of Commissioners to prevent any measurement taking place, and secondly by an offer which he received from an individual unconnected with the estate, who agreed to pay a yearly juma of Rs 30,000 if permitted to farm the talookas. It cannot, indeed, be doubted that the assets have considerably increased by the improvement of the cultivation since the year in question, but it is equally certain that the rental on which Mr Fergusson relied bore no proportion whatever to the sum which was even then realized from the land.

10. Before commencing my own proceedings, I directed as usual that the present peishkar should prepare an estimate of the gross rental for each separate village; this was done in a detailed and creditable man-

Aggregate rental proposed as basis of new settlement

ner from enquiry, aided by his own local knowledge. These estimates amounted in the aggregate to Rupees 54,295. To this doul was attached a statement, showing the average actual proceeds from each village for 10 years, from 1230 to 1240 F S, as well as the Patouree for 1241 F S, and the highest sum shown in any year for each estate by the patwaroo's papers. The aggregate of these returns amounted respectively to Rs 48,912, Rs 50,255 and Rs 53,947. But a very cursory inspection of the yearly accounts was sufficient to shew, that they did not in many cases contain the complete rental, and that the sums above given might therefore be considered below the truth. For in villages which had been held kham, there was often a considerable extent of the talookdars' sacer land, which was inadequately rated, and in those which had been committed to farmers, the total proceeds were often made to correspond with the amount of juma and expenses, without including the farmer's profits.

In order to test further the data thus supplied, I compared the rate at which the tehsildar's rental would fall upon the whole malgozaaree area, with that furnished me in the settlement proceedings for talooka Moheria, attached to pergunnah Moorsan and for the 5 smaller talookas of Hatiass. These are adjacent to the Southern and Western boundary of the estates under report. The rate of the settlement rental in Moheria is 11 annas 7 pie per cutcha beegah, but the proportion of irrigated land is there larger than in Kanka and Kujrout, and the land is also better cultivated. The general capabilities of these estates in their present condition, correspond more closely with those of the 5 talookas in Hatiass, in which the rate of rental under the new settlement was found to be 10½ annas per cutcha beegah. This was exactly the rate at which the peishkar's estimate would fall upon the whole malgozaaree area of Kanka and Kujrout, and I was thus satisfied that the latter was not too high, inasmuch as the proportion of non-irrigated land is greater in the Hatiass talookas than in those under settlement, being 33 per cent. on the whole cultivation in the one case, and only 2½ per cent. in the other. On the remaining sides of Kanka and Kujrout are pergunnahs Goreye, Husseingh and Coel, in none of which has the settlement yet been revised, and no accurate information could therefore be obtained from them with regard to the rate of rental.

#### 11. Being thus satisfied that the total rental of the talookas might

Distribution of that rental among the separate villages

be assumed at a sum not varying materially from that proposed by the tehsildar, I was enabled to deduce the following average rates

per pucka beegah, and thus to form a standard whereby to check all other data for each distinct village.

<i>Barah</i>		<i>Munjah</i>		<i>Berha</i>		<i>Waste</i>	
Irrigated	Non-irrigated	Irrigated	Non-irrigated	Irrigated	Non-irrigated	Capable of	cultivation
Rs	As	Rs	As	Rs	As	Rs	P
4	10	2	6	3	4	1	9
				1	9	1	13 9½
						0	13 8½
						0	5
							8

The results of the application of these rates to each village, altered slightly by additions for small portions of resumed maafee land, and by deductions on account of increased provision for the village police, will be found in all the remarks upon the lithographed forms as the first estimate. I have found however in these, as in all previous operations, that the results thus obtained are useful only as furnishing a standard for comparison, and that it would be wholly impracticable to act upon them without further and more individual information.

In finally assuming the settlement rental for each village, I have also been guided by the amount at which the talookdais may have been hitherto able to lease each to faimeis, of which I was fully informed by the evidence of those farmers, in many instances, and by examining carefully the accounts of past years, as furnished by the putwarees. For it is not difficult after some practice, to extract sufficient information from these accounts when furnished for a considerable period, although neither the average of the whole, nor the papers for any particular year, may be worthy of reliance. The remarks upon the lithographed forms contain the general result of my enquiries, as far as was consistent with brevity. The following is an explanation of the several estimates for the rental, which are denoted by numbers in the above-mentioned forms.

- 1.—Estimates by average rates
- 2.—Average collections of ten years from putwarees' papers
- 3.—Patouees of 1241 from do
- 4.—Highest collections of any year between 1230 and 1240 F. S. from do.
- 5.—Patouee for 1243 F. S
- 6.—Rental proposed by the peishkar.

#### 12 The more care was necessary in pursuing this detailed investi-

Inaccurate partition of gation, not only on account of the large increase of shares among the talook- revenue which would evidently be demandable dars. upon these estates taken collectively, but also on account of the inaccuracy with which the talookas had previously been divided into nine distinct shares. The former revenue had always been collected from these shares, according to the proportion of the whole estate which each was supposed to represent, but it was very apparent that their respective proceeds by no means corresponded with that proportion. This inequality, indeed, had been made a subject of complaint to me, by those who had suffered from it, before the settlement commenced; and upon enquiry I learned that the arbitrators, through whom the parties

had generally effected the partition, had always favored the elder branches of the family, though the portions allotted to each were nominally equal. Nowbir Singh, for instance, had twice benefited by the consideration, thus shown to the elder branch, once, when his father Nihal Singh divided talooka Kujrout with his nephews Hirdo Singh and Khoshal Singh; and again, when he himself gave nominally half of his own share to the sons of his brother Gurdharae Singh. The disproportion thus occasioned was not so much felt while the Government demand remained so light upon all, but it now became necessary to adjust the burthen more equally according to the means which each possessed of sustaining it. As the only method of effecting this I have examined the resources of each village separately, and if any of those, whose relative assessment has been raised as compared with the rest, should therefore be dissatisfied with my proceedings, I am prepared to show that I might have assumed a somewhat higher, rather than a lower sum, as the basis of that assessment. I am not, however, aware that any such dissatisfaction will be expressed.

### 18 The aggregate of the village rentals which have been thus finally determined upon, amounts to Rs 54,226

Deductions allowed from the rental If the deductions from this rental had been confined to the same rate as that adopted in my previous settlements, the revenue would have been raised to a sum which I should not have thought myself justified in demanding. For although it might be urged that the lowness of the previous assessment, founded, as it appears to have been upon error, if not upon fraud, can hardly afford grounds on which peculiar indulgence should now be granted, still it will be thought that the habits of life which have been produced by past circumstances are worthy of some consideration. In the case of those sharers, also, who have hitherto paid less than their proper quota of the total revenue, the Government demand would have been increased to nearly a three-fold amount, if the deductions had been limited to those allowed in other cases. Another argument might be adduced from the embarrassments under which some of these talookdars are labouring, notwithstanding the easy terms which they have hitherto enjoyed. And although much attention cannot be paid to this circumstance, since it arises from the individuals under mention having squandered their means, while the rest have become more or less opulent, still the knowledge of the fact could not be altogether without weight in determining the amount of the new revenue.

Under these circumstances I have made an additional deduction from the gross rental of 12 per cent in excess of the percentage allowed in the pergunials hitherto settled. That is to say, in all cases where no under-tenure exists, the expenses of management have been estimated at 12 per cent, and the proprietary allowance at 33

per cent, instead of 18 per cent granted under the latter head in Hatras and Moorsan. In the four instances, where alone a settlement has been effected with the village communities, the juma of the latter has been determined by a deduction of 20 per cent as in previous proceedings, and in these cases also 30 per cent has then been allowed to the talookdars. The propriety of assigning so large an allowance to the talookdars in these four villages may be questioned, but it has been done with the view of obviating the inequality which would otherwise have arisen between the profits of the several shares. In those four instances therefore, the total deductions from the rental amount to 50 per cent, and in all others to 42 per cent.

14. It will be seen by the following statement that even with these

Amount of the new revenue  
and term of settlement liberal deductions, the new revenue exceeds that hitherto demanded by the sum of Rupees 14,521

I have added a column containing the amount which each sharer had to pay by the distribution of the former juma, in order to illustrate my remarks upon the inequality of that distribution. The term for which engagements have been taken is 20 years and afterwards till the ensuing revision.

Talookdar.	Jumahundee	Deduct at 12 per cent & in 4 villages at 20 per cent	Deduct 30 per cent for talookdars	Government revenue	Former revenue	
Dhurum Singh, ...	5,754	691	1,726	3,387	1,640	* This share belonged to Pirthee Singh & was purchased at auction sale by Rajah Teekum Singh
Thakoorane, mother of Gungabuksh, . .	4,730	568	1,418	2,744	1,230	
*Rajah Teekum Singh	5,341	641	1,601	3,099	1,230	
Kishen Singh, . .	1,768	1,741	3,528	6,499	4,100	
Khoshal Singh, ...	8,051	966	2,414	4,671	2,734	
Nowbut Singh, ..	5,307	663	1,591	3,053	1,367	
Rundheer Singh, ...	4,930	618	1,479	2,833	1,366	
+ Kehry Singh, ...	2,880	345	864	1,671	911	
+ Joahir Singh, ...	5,465	812	1,639	3,014	1822	
Total, ...	54,226	7,045	16,260	30,921	16,400	

Since the completion of the settlement these talookdars have made a more equal division of the lands held by both of them

15 The rate at which this juma falls upon the cultivated and mala-juma of new goozaree areas, together with that of the neighbouring juma as compared with neighbouring pergunnahs, is as follows The comparative lowness of the assessment now under report, which this statement presents, was of course to be expected from the moderate amount to which the rental has attained, combined with the increased extent of deductions from that rental A much greater difference indeed would have appeared between Kanka Kujrout and the 5 talookas of Hatiass, if it had not been necessary to provide for two parties in almost every village of the latter, whereas, in the former, except in four villages, all the deductions go to the talookdars alone The same remark applies in a less degree to talooka Moheria, and the circumstances should be remembered when estimating the lenience or otherwise of the terms now imposed

Name of talooka, &c	Rate of Government revenue on mal-goozaree acres			Do on cultivated acres.		
	Rs	A	P	Rs	A	P
Kanka Kujrout	2	0	2½	2	1	2
Talooka Moheria, ... . ..	2	9	3	2	9	9
5 Talookas of Hatiass, .. ..	2	2	10	2	4	9½
Pergunnah Goreye, .. ..	2	12	6	2	13	6
Pergunnah Husseingurh, .. ..	2	4	9	2	5	6

16 I have already had occasion incidentally to remark that some of these talookdars have fallen into debt, notwithstanding the lightness of the revenue hitherto demanded from them In this remark I alluded chiefly to Thakoors Dhurrum Singh and Kishen Singh, both of whom seem to be somewhat inferior in intellect, and it is probable that their condition would have been such as it now is, even though their income had been hitherto much larger. I am not yet able to say whether the creditors will agree to any plan for the gradual extinction of their demands.

Besides the two individuals above-mentioned, Joahir Singh is involved to a less serious degree, and the rest are in more or less easy circumstances. But there is a cause constantly in operation among the members of this family which can hardly fail eventually to bring them or their descendants into difficulties I refer to the rapid increase of number which the customs of the Jat tribe are calculated to occasion, each individual bein

allowed to contract as many marriages as he pleases, and the sons by all being equally legitimate, and entitled to inherit alike. And I fear that the numerous descendants, who thus succeed to diminished means, are accustomed to entertain the same ideas regarding personal convenience, and the sums which their supposed station requires them to expend on particular occasions, as if each possessed resources equal to those of his predecessors. This, however, is an evil to which it is impossible to prescribe a remedy, at least until the general extension of knowledge shall have taught the natives of this class, that true respectability cannot exist without independence.

**17** The small Maafse tenures which were found in these talookas  
 Maafses have been investigated on the same principles as were  
 detailed in former proceedings. The whole of these  
 tenures contained by measurement pukka beegahs 522 bis 2. Of these  
 266 beegahs 14 bis have been on various grounds resumed. Of the  
 remainder, 39 beegahs 3 bis were in the hands of different village ser-  
 vants and workmen, and have not been interfered with, while 216  
 beegahs 5 bis are now recommended for remission during the term  
 of the new settlement. A list of the lands for which the above recom-  
 mendation is made accompanies this report.

**18** The total provision in land for the village police, as entered in  
 Village Police the measurement papers, amounted to only pukka  
 beegahs 57 bis 13. By the additional deductions  
 which I have since made from the malgozaree area of the several vil-  
 lages, the total extent of land now assigned to these officers has been  
 raised to 294 beegahs 18 bis. The statement herewith forwarded will  
 supply more detailed information upon this subject.

**19.** In consequence of the Surveyor's Professional returns being  
 Lithographed forms and given in the aggregate without detail of villages,  
 general statements the lithographed forms and general statement  
 have been necessarily prepared from the khusiah  
 measurement alone. The barren waste, and the waste of long standing,  
 which is said to be culturable, are consequently omitted in these papers;  
 except such small portions, as being intermingled with the cultivation,  
 were measured by the khusrah ameens. For this reason the column  
 showing the rate of assessment on the total area has been left blank. In  
 all other respects the statements now under mention have been made out  
 exactly as in peigunnah Hatiass.

**20** It does not appear to me that any point remains upon which  
 Conclusion remark or explanation is required. I have only to  
 add that these proceedings have not been effected  
 without care and attention, and that, with regard to the new assessment,

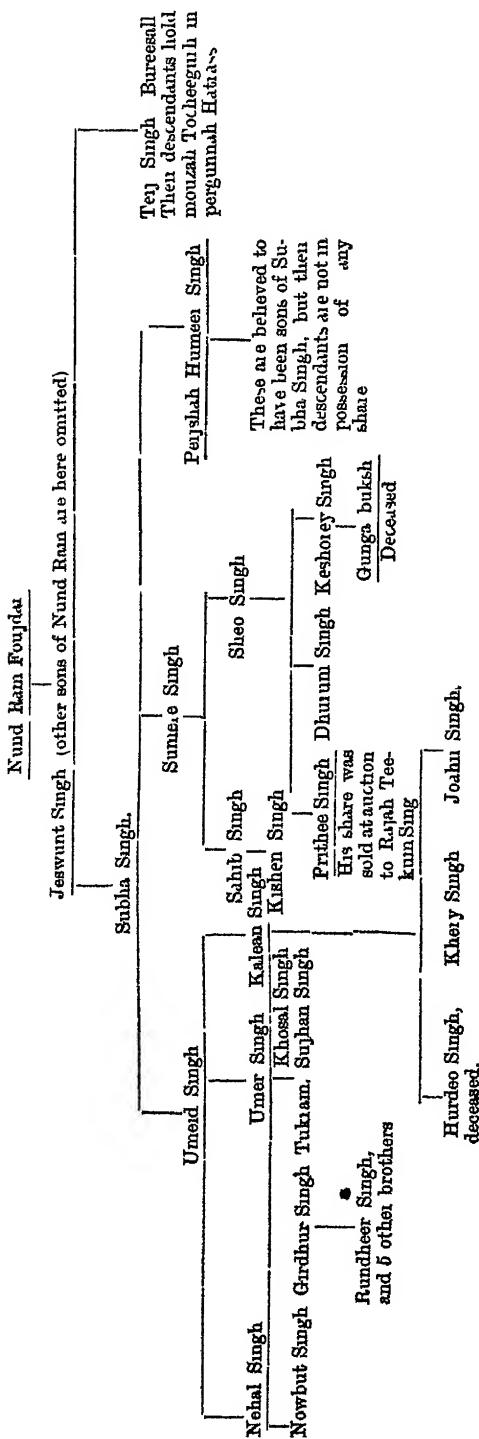
I trust I shall be thought to have avoided undue severity on the one hand, as well as too great liberality on the other. Of the latter indeed I have no doubt that the large increase of revenue, together with other circumstances adverted to in this report, will be sufficient to absolve me. Nor am I very apprehensive of incurring the opposite censure, when the terms granted to the talookdars are considered rather in themselves, than as compared with those heretofore enjoyed by them. Those individuals who have hitherto confined their expenses to their means, will still be fully able to maintain themselves in comfort, though not to support unsuitable pretensions, while as regards the others, experience has already shown, that no degree of moderation in fixing the Government dues, can obviate the results of thoughtless extravagance. At all events, I may affirm, that there is nothing concealed or fallacious in the account of my proceedings, which I have now furnished, so that my superiors will be fully enabled to form their own opinion on the whole subject.

(Sd) J THORNTON,

*Deputy Collector.*

18th October, 1836.

*G N E A L O G Y*  
*Of the present Titularholders of Kankla Kour, Zillah Amritsar.*



(Sd) J THORNTON,

A D C

*Report upon the Settlement of Talooka Hussayn*

Talooka Hussayn is recorded by the Camoongoes as containing 54 Number of villages villages, of which 38 are Ashi, and 16 Dakhlilee But the more usual and practical division of the area is that by which the number of estates amounts to 43, that being the number of mehals in which the revenue is separately collected, and for which separate engagements have now been taken for the term of the new settlement. The above enumeration includes three villages, which were formerly held rent-free by the Rajah's relatives, but which have now been resumed and settled together with the rest.

2 Rajah Narain Singh, the recorded sudder malgozai of the above mentioned talooka, is a Rajpoot of the Porach tribe, Account of the Rajah and the origin of talooka an appellation which I believe to be confined to his family. His ancestors for many generations have been possessed of influence and authority in this District, but they have long ago lost their more ancient possessions, and their connection with the portion of territory now under report is comparatively of recent date. I have elsewhere mentioned, in the 3rd para of the report upon pergannah Hatras, that the greater part of that pergannah had been for a very long period in possession of Rajah Narain Singh's ancestors, or of their collateral relatives, but that, about the year 1760 A.D. they were expelled by Rajah Soorujmul of Bhurtpoor, who made over the territory thus resumed, to Burrun Singh, grand father of the present Thakoor Dyaram Singh. Rajah Ruttun Singh, great grand father of Rajah Narain Singh, was head of the family when they underwent this expulsion. After some ineffectual attempts to recover his lost position, he retired to Furiukabad, at which place he remained till Soorujmul, and his two elder sons, had been successively slain, and Nawul Singh, third son of Soorujmul, had been raised to the Bhurtpoor raj the occupant of which still retained paramount authority in this part of the Doab. Rajah Ruttun Singh then continued to make his peace with Nawul Singh, who, as some return for his former deprivation, gave him a jagheer, and allowed him in 1770 A.D. to engage for talooka Hussayn, comprising nearly the same estates as at present. Neither Ruttun Singh nor his predecessors had ever before held any of these estates, with the exception, perhaps, of Hussayn khass, in which at some former period a garden had been planted and some buildings erected by one of the family. The talooka had been originally formed by a certain Mahomed Shakir, who had been allowed to withdraw the villages contained therein from pergannah Juleysur, in which they had been before situated, and to hold them as talookdar or farmer. But about seven years before Ruttun Singh obtained the talooka, the above named individual had been deprived of the management, and the village zemindars had again made

then respective payments to the amil of Juleysur, in the same manner as before the talooka existed.

The arrangement thus formed in favor of Ruttun Singh, only continued in force during the short remainder of the Bhurtpoor supremacy and the subsequent rule of Nujuf Khan and his dependant Afia Siale Khan. For about the year 1786 A D the dominion of the Mahattas commenced, and Ruttun Singh dying in the succeeding year, his son Mitter Sen was deprived of the talooka, which was first made over in jagheer to an Asfghan named Kotul Khan, and afterwards in Jaidad to Bappoo Jee Smania. It subsequently formed part of the territory allowed for the support of Troops to Messrs Dubouignie and Perron, who collected their revenue in detail from the occupants of each separate village, so that from the time of Ruttun Singh's death, till the beginning of the British rule in 1803 A D, a period of 16 years, the Rajah or his family retained no portion of the estate except three Manjee villages mentioned above in the first paragraph.

**3** Such was the state of things until the transfer of the country from the Mahatta to our Government. The former settlements confusion incident upon this change of rule enabled Raja Mitter Sen to come forward, and to assume a position by which the British Authorities might be induced to restore to him the charge of the talooka. Engagements were accordingly taken from him for 1211 F S under the title of malgoozar, at a juma of Rs 32,600.

In 1212 F S he was again allowed to engage as zemindar, at a juma of Rupees 30,031 and the same terms were afterwards granted to him, for three years more, that is, to the end of 1215 F S.

**4** In the beginning of 1216 F S the settlement again came under revision. Mr Elliott was the Collector of the time, and the views which he entertained are to be seen in his Persian proceedings, as well as in his letter to the Board of Commissioners dated 13th March 1809, in which he reports his settlement. He appears not to have been fully informed of the past history of the talooka, but he called upon the Canoungoes to state who were the real owners of each village, and he accordingly received from those offices a paper in which the Rajah's name was entered under the head of Moostajir, and the names of the original owners wherever they were known, were inserted under that zemindar. The Rajah made no opposition to this record, but on the contrary he promised that if he was allowed to remain as Sudder malgoozar, he would immediately put the recorded zemindars in possession of their estates at a reasonable juma. Upon this promise the settlement was again made with him for three years at a juma of Rupees 31,001 for the first year, Rs 36,001 for the second year, and Rupees 37,001 for the third. The title applied to

him in the caboolout is that of talookdai, and in the Settlement Roobacaree that of talookdai moostayu.

5. The settlement of 1216 appears to have been afterwards extended till 1222 F S. During this interval the Rajah fell into pecuniary difficulties, and at the close of the latter year a mortgagee, named Bal-mookund, obtained possession, and entered engagements at a juma of Rs 44,000 from 1223 to 1227 F S. Before the expiration of this period, Rajah Miter Sein died, and in 1228 F S his son, Jeswunt Singh, found means to redeem the mortgage, and was himself admitted to engage as zemindar at the same juma that the mortgagee had paid. But in the same year Jeswunt Singh himself died, and was succeeded by his son Naram Singh the present Rajah, who has continued to hold to the present time on the same terms that his father enjoyed at his death.

6. With the exception of Mr Elliot's arrangements above described for the protection of the original zemindars, <sup>Internal management of the talooka</sup> which, owing perhaps to that gentleman's removal from the district, were never enforced, no interference was practised by the public authorities with the interior management of the talooka from the time that it was restored to Mitter Sein, till the year 1233 F S. In that year the embarrassed state of the present Rajah's affairs occasioned the appointment of an ameen, who was to collect from the mofussil mrigoozars, and, after discharging the Government revenue with the attendant expenses, and a certain sum for the support of the Rajah, was to apply the remainder to the satisfaction of the creditors. At the time of the ameen's appointment, the Rajah, in conjunction with that officer, determined the sum which should be exacted from each village, but in 1237 F S this demand was found to require fresh adjustment. Upon this a tehsildar was deputed by the Collector to form a new mofussil assessment, which has remained in force to the present time.

This intervention, however, was only intended to preserve the Rajah from ruin, and not to protect the original zemindars, or to restore such of the latter as had originally been deprived of the management. Those, therefore, who claimed to recover possession of their ancestral estates, were generally referred to the detailed settlement for redress; and even where they were allowed to engage, they were called upon to pay so heavy a juma that they were sure to fall into pecuniary embarrassments.

7. I have thus brought down the account of the talooka to the time that my own proceedings commenced, and <sup>Investigation regarding rights and tenures</sup> have now to mention the conclusions to which I was led by the facts as I found them to exist. The principles upon which I was acting have been sufficiently detailed in my

former reports Upon applying them to the present instance, it was very clear that the Rajah had never by any valid or sufficient means acquired the proprietary right in the talooka, and that I was therefore at liberty to restore and protect those whom I considered to have inherited that right from their ancestor, provided their past and present circumstances enabled me to admit their suit For the Rajah's tenure rests upon no grant on the part of the former Government, nor upon any transfer of rights on the part of the people themselves, while his possession under the native rule lasted only during about seventeen years, and was followed by a nearly equal period of total deprivation up to the time of the conquest The reinstatement, therefore, of Mitter Sem in 1211 F S, must be considered to have been merely conditional and temporary, as far as the rights of other claimants were concerned, and, indeed, it was distinctly upon this footing that he was allowed to renew his engagement in 1216 F S

On the other hand I was enabled, with few exceptions, to discover with great certainty, to what tribe and family each village originally belonged. In many cases I could trace that gradual spread of cultivation from a central point, and consequent formation of new villages as offsets from the one first established, which affords such undeniable proof of the rights of those, who in times past thus appropriated and parcelled out the soil I had also procured from several distinct and unconnected sources a number of old records, which shewed the names of the malgozars by whom each village had been held under the former Government, together with the title there assigned to them The maafee records furnished further evidence, as the numerous holders of these small rent-free portions of land, which are almost entirely the gift of the zemindars, had been called upon some years ago to state the date of the grant with the name of the giver It was thus frequently made evident that the ancestors of those who now claimed in opposition to the Rajah had held as zemindars before the talooka was made over to Ruttee Singh, as well as afterwards during Mitter Sem's dispossession. The results of all this evidence were further corroborated by the paper given in by the Canoongoes in 1216 F S, as well as by the unanimous and uncontadicted testimony of the surrounding inhabitants,

8. But though the investigation above described disclosed very fully to what individuals or communities the occupancy of the soil in former times belonged, the descendants of those parties have not been always forthcoming to claim their rights; while in many other cases I have been restricted from reinstating them in consequence of their long and entire dispossession. The result has been, that in seventeen only of the forty-three separate

mehals contained in the talooka, has a biswadaree settlement been concluded. In some other estates the descendants of the old proprietors have retained some land rent-free, which in such cases has been secured to them.

I have thought it right to continue the Rajah as sunder malgozai of the biswadaree villages, with the title and allowance of talookdar, and the remainder of the talooka has been settled with him in zemindaree tenure. This must be considered a matter of favor on the part of Government, rather than of actual right on the part of the Rajah, but his ancient descent and the former condition of his family confer upon him a title to consideration. It so happens, moreover, that if the talookdaree allowance be granted for the life of the present incumbent, as I anticipate from the orders already passed in analogous cases, its future diminution or entire cessation will be felt much less severely than if it took place at present. For the Rajah has no immediate male heirs, nor had his father any other son, so that it is doubtful to whom or to how many of his more distant relations the property will descend at his death. The question is somewhat different as regards those villages in which, from the absence of a better claimant, he has been recorded as zemindar. For here the Government itself is the only other party concerned, and I conceive that it by no means forms a part of our policy, under such circumstances, to sift strictly the pretensions of individuals actually in possession. It will therefore be doubtlessly thought that the Rajah has acquired a sufficient prescriptive title to the position which I have assigned him.

9. Of the three resumed maafee villages, two by name Gyampoor Resumed maafee villages and Guowlala, had been assigned by the Rajah's predecessors in rent-free tenure for the maintenance of some of their relations. They have been therefore settled with the Rajah on the same terms as his other zemindaree villages, but the former maafedars will retain possession, subject to the payment of no more than the actual Government demand. The third resumed estate, by name Alladeenpool, is under the same circumstances, with this difference that the biswadaree community have established their claim to be admitted to engagements. The settlement has therefore been made in exactly the same manner as in the other biswadaree villages, but Sawunt Singh, the former maafedar, who is an uncle of the Rajah, will stand in the place of the latter, and will receive the talookdaree allowance as long as it shall continue to be granted. Sawunt Singh is an old man, with no other means of subsistence; and if I had not been able to form the above arrangement, I should have thought it necessary to apply for a pension for him under the rules now in force on that subject.

10 The talooka under settlement is surrounded by pargunnahs Quality and condition of the soil Hatrias, Juleysur, and Secundia Rao. The soil is pretty much of the same nature as in the trees first of these pargunnahs. In many places those wide osuu plains are found which are so common in Juleysur, and it is to this cause that the large extent of barren waste as entered in the general statement, is chiefly attributable. But the best parts of pargunnah Hatrias, such as talookas Mendoo and Shazadpoor, are certainly more productive than Hussayn. This is partly owing to natural causes, but more to the poverty of cultivation in the latter estate, occasioned by bad management or want of capital. The proportion of land in Hussayn, at present destitute of the means of irrigation, amounts to 38 per cent in the total cultivation, but it may be stated as the chief reason of this that want of means, as well as the very expectation of the new settlement, have prevented the malgoozars from sinking new pucca wells in the place of others which have gone to decay. Most of these malgoozars were mere farmers, and they could not therefore be expected to improve their land, as they held no lease by which the profit of such improvement would have been secured to them. I have adopted measures for avoiding this evil in future, and, in anticipation of their proving successful I have taken the assessment of the miscellaneous villages in Hatrias as my chief standard of comparison in the proceedings now under report. The rate of that assessment is somewhat lower than in talookas Mendoo and Shazadpoor, but still so high that I am sure it could not in the present instance have been exceeded with safety.

11 I have before stated that the Government revenue of this talooka has been fixed for many past years at Rupees 44,000, but this was of course exclusive of the former juma and aggregate rental proposed for the new settlement. The revenue has always been realized as far as Government are concerned, but, upon reviewing the difficulties which have hitherto attended the interior management of the estate, it became apparent that the general assessment was somewhat too heavy.

The ameon in charge of the collections, when called upon as usual to state his opinion as to the rental of each village, gave me in a statement amounting in the whole to Rupees 61,201. The average collections for 10 years, according to the Putwari's accounts amounting to Rupees 58,792, and the Patonree of 1241 F. S. the year of measurement which was not included in the said average, was stated at Rupees 57,974. But upon taking the papers of the last three years, and assessing with care the serra and at asamee's rate, the average produce appeared to be Rupees 61,017. I was also aware that the rental of many estates had been lowered by the system under which leases had been hitherto

granted, and that for this reason the accounts of past years did not shew all that the land would produce under better management.

It has been already stated that the miscellaneous villages in Dergunnah Hazrass were considered to afford a tolerably fair guide to the assessment of this talooka. I tested therefore the above data by applying the Settlement rates of those villages to the different kinds of land contained in the khusial before me. The estimated rental thus obtained amounted to Rupees 58,700, which was sufficient to give me confidence in the result of my previous enquiries.

The sums above mentioned are all exclusive of the resumed maafee villages. After estimating their rental, together with that of a smaller portion of land under similar circumstances, at about Rupees 2,000, I proposed Rs. 61,000 as the gross rental of the whole talooka, and extracted therefrom the following rates by which the first estimate for the rental of each separate village has been calculated.

<i>Burrail</i>				<i>Munjeh</i>				<i>Berha</i>			
Irrigated non-irrigated		Irrigated non-irrigated		Irrigated non-irrigated		Culturable waste					
Rs.	As.	Rs.	As.	Rs.	As.	Rs.	As.	P.	Rs.	As.	P.
5	2	3	4	3	12	2	4	2	2	9	1
								0	0	0	6
								9			

Distribution of that rental among the separate villages  
12. The other estimates entered in the remarks upon the lithographed statements may be thus explained—

- 1 By average rates
- 2 Average collections of 10 years.
- 3 Patouce of year of measurement
- 4 Patouce of 1243 F S
- 5 Rental proposed by ameen

I was moreover assisted in the task of assessing each village, by personal inspection of nearly all, by the tehsildar's proceedings in 1237 F S by the statements which I procured of the expected rental for 1244 F S., and by my knowledge of the sum demanded from each in former years; together with its effect upon the condition of the malgoozars. In most of the Rajah's zemindaries villages, I had further means for discovering the annual value of the land, for before I took his dtukhast for the Government revenue, I assisted him in forming fresh leases for those estates. My immediate object in so doing was to prevent the former system of inordinate demands and short leases, but during the operation I was of course enabled to discover how much could be given for each by farmers of some respectability.

The result of this village assessment gave an aggregate jumabundee of Rupees 62,307, this was rather more than the sum at first proposed as

mentioned in the last paragraph, but the increase is to be attributed to the intermediate resumption of numerous gardens and small rent-free tenures. The additional rental thus obtained amounted to Rupees 1,490, and after allowing deductions to the amount of Rs 296, on account of increased provisions for the village police, there still remained an addition of Rs 1,200, to the general assets of the estate.

13. The deductions allowed from the above rental are on the same scale as in the similar instances of Moorjan and Hatrass. In the talookdaree villages a deduction of 20 per cent has been allowed to the biswadars, and an allowance of 18 per cent has then been granted to the Rajah. In the zemindaree villages 12 per cent has been allowed to the Rajah for the expenses of collection, and 18 per cent for his proprietary profit. In the one case therefore, the total deductions amount to 38 per cent, and in the other to 30 per cent.

14. The effect of the proceedings above detailed has been to allow a diminution of Rs 2,442 in the Government revenue, as compared with that of the last settlement, but if the resumed maaftee tenures are taken into consideration, the real decrease will be about Rupees 4,000. The new settlement has been made for 20 years, commencing with 1244 F.S., but, owing to the poor condition of some of the villages, a further remission of Rs 292 has been thought expedient for the first year. The following statement will shew how the final assessment stands—

	Jumabundes	Deduct 20 percent in talookdaree and 18 per cent in ze- mindaaree villages	Juma payable by biswadars in ta- lookdaree villages	Deduct for Rajah 18 per cent	Government juma
Talookdaree villages,	25,721	5,144	20,577	4,627	15,950
Zemindaree villages,	36,596	4,388		6,590	25,608
<b>TOTAL,</b>	<b>62,307</b>	<b>9,532</b>	<b>20,577</b>	<b>11,217</b>	<b>41,558</b>

15. The Government revenue thus determined, falls at Rs 2-6-7 on the cultivated acre, and Rs 2-3-6 on the malgoozaree ditto. The general rate of the new assessment in the adjoining pergunnahs, Juleysur and Hatrass, is respectively Rs 2 annas 12 and Rs 2 annas 13 on the cultivated acre; but a correct comparison cannot be instituted between them, until it be considered to what extent more than one party has been provided for in each instance. It will be sufficient if I have succeeded in showing that

the gross rental has been assumed at a reasonable amount, inasmuch as the rate of deductions allowed therefrom have already met approval under similar circumstances

16 The income of the Rajah consists only of the allowance which he will receive from the talookdaree villages, together with the profits derivable from his zemindaree portion of the estate. The amount of the 18 per cent allowed to him under these heads, has been above stated, at Rs 11,217. But it has been already mentioned in the 9th paragraph that the profits arising from the villages have been assigned to his relations, and he has himself made several smaller assignments of the same nature. His circumstances are therefore very narrow, compared with those of others in the same rank, but his general expenditure is also proportionably circumscribed. Nearly all his original debts have been cleared off by the appointment of the amanu, and such as he has since incurred may be liquidated by the same means. He has shewn himself on the whole very willing to receive advice on the management of his zemindaree villages, and I have thus procured fresh leases of 11 or 12 years for those farmers who have shewn themselves able and willing to improve the land committed to them. Where this was not the case, others of the above class have been sought for, and it has generally been made a condition of their tenure that they should immediately lay out some capital in extending the means of irrigation. The length of their leases will of itself encourage them to adopt that measure, and it may consequently be expected that on the expiration of the present leases the resources of the talooka will be found to have advanced. At present the terms demanded from the farmers in these zemindaree villages are about such as would be produced by deducting 10 per cent from the settlement rental of each. In my estimate of the Rajah's income, I have assumed 12 per cent for the expences of collection, but the difference is not more than should be allowed for accidental defalcations.

17 The biswadaree communities with whom the settlement has now been concluded are nearly all in debt on account of the heaviness of the past juma. But the creditors do not appear inclined to press their claims too harshly, and there are only a few cases in which a deed of mortgage has been executed. The remissions now granted will enable the debtors to pay yearly instalments on account of the sums due from them. In order to facilitate this object I have procured from the Rajah a formal relinquishment of all past balances due to him from the communities under mention. The liberal manner in which his own position has been now viewed, was a sufficient ground on which to make this demand, while the measure itself was one of vital importance to the welfare of the other party.

18 The small maafree tenures which I found existing in this talooka, had been investigated in the same manner as in all my previous proceedings, before I received the directions of the Sulder Board to adopt a different course in future it would therefore have occasioned great loss of time to effect the alteration in the present instance, as I should have found it necessary to recast all the papers connected with the assessment of the estate I trust, therefore, that the measures pursued will be sanctioned with respect to this talooka The total extent of maafree land as entered in the khulasahs amounted to 230 pucca beegahs 1 bis This includes 98 beegahs 16 bis which had been already adjusted under the Regulations to be permanently free of revenue Of the remainder 1253 beegahs 6 bis have been resumed by me as not deserving peculiar indulgence, while 79 beegahs 11 bis have been allowed to remain in the hands of various village servants, and 868 beegahs 8 bis have now been recommended for remission during the term of settlement A statement of the tenures contained in the last item accompanies this report The only portions of any size among them are two gardens belonging to the Rajah, the revenue on which would be trifling, and the favor of its remission considerable

19 The village police officers have been provided for in the prescribed manner The extent of land held by them before the settlement was 185 beegahs 2 bis The statement herewith forwarded will show that their service land has now been increased to 290 beegahs bis 1 $\frac{1}{4}$ , or 162 $\frac{1}{4}$  acres, independent of such other remuneration as they are accustomed to receive

20 With regard to the preparation of the customary tabular statements, I would beg to refer to the 31st and 32nd paragraphs of my report upon the Hatiass settlement The same course has been adopted as in the pergannah, the reasons for which are assigned in the paragraphs above quoted The English remarks contain, I believe, all requisite information, as to the condition of each village, the rental of each in past years, the sum which the Rajah has hitherto demanded, and the terms upon which he has been now able to effect fresh leases

21 In closing the report upon this settlement, I may add that, like that of other tracts of country under similar circumstances, it has required more than usual time and labour I hope, therefore, that the extent of the duty performed will not be estimated merely by the amount of revenue which has undergone revision I have only further to express my conviction that, under the arrangements which have now been formed, the best hopes may be entertained of the future prosperity of the talooka.

I have, &c.

J. THORNTON,

*Deputy Collector.*

23rd December, 1836.

To THE COMMISSIONER OF MEERUT

*Dated Allygurh, the 12th September 1837*

SIR,

I have the honor to forward herewith the papers noted in the margin,\* relating to pergunnahs Gorie,

- \* 1 Lithographed village form
- 2 General statement
- 3 Juma statement for each year of new settlement
- 4 Statement of village Police

Hussungurh, Khyr and Chundous, and talooka Somna, the settlement of which has been revised by me since the commencement of last cold season

2 These pergunnahs are all that remained for settlement on the western or Junna side of the district They stretch Position of pergunnahs up, in the order in which they are above named, from pergunnahs Hatrass and Moorsan and talooka Kanka Kujiout on the south, till they meet the boundary of zillah Bolundshahui on the north On the west of the tract now under report, the space between it and the Jumna, is occupied by the Muttia pergunnahs Maat and Nooh-jheel, and at the northern extremity, by pergunnah Tuppul, while on the east, pergunnah Coel extends nearly from one end of the land to the other

3 I have before had occasion to remark in my observations on Quality of soil and crops pergunnah Tuppul, that the general fertility of the soil in this district is greatest in the southern parts and decreases as we advance northwards This is at least the case on the Jumna side to which my operations have been hitherto confined I have thus found that the means of irrigation, on which the produce mainly depends, are less extensive in pergunnah Gorie and the adjacent parts of Hussungurh, than in the country more to the southward, while this comparative deficiency becomes more apparent in the northern part of Hussungurh and in Khyr, and still more so in Chundous The measurement is not sufficiently exact to show accurately the relative condition of the different pergunnahs in this respect, but the general truth of the above remark will be acknowledged by any observer from the aspect of the country It is true that the moderation of the past assessment in the two northern pergunnahs has enabled many zemindars to form pucca wells, and thus to bring their estates more on a level with those in other places which possess greater natural advantages, but even where this has been most the case, the original inferiority of the soil, together with the comparative thinness of population, prevents the culture to the same extent of the more valuable crops The staple produce in Gorie and the better parts of Hussungurh is wheat, which grows on many estates with very great luxuriance, and generally speaking, the greater part of the rubbee crop, as far as it is irrigated, consists of this grain This is not

the case in Khyr and Chundous, especially in the latter, more than half the cultivated area being there frequently occupied with moth and bajra in the khureef harvest, and with bailey, or gram, mixed with bailey in the rubbee. These products require less labour than wheat, as regards both ploughing and watering, and may consequently be raised with a fewer number of hands. The prevalence of the Batare system in Khyr and Chundous is owing to the same causes as the inferiority of the crops produced, the quality of the soil rendering the return uncertain, and the demand for cultivators enabling them to make their own terms with the zamindars.

The difference to which the above cases give rise between the value of the annual produce in the northern and that in the southern pergunnahs, is counterbalanced, to a certain extent, by the culture of tobacco in most parts of the former. The production of this valuable crop does not depend so much upon labor and industry, as upon the original suitability of the soil and of the water, to its growth; and it is therefore fair to pay regard to the existence of these natural capabilities, when the resources of each estate or each pergunnah are under consideration. The gram crop also in Khyr and Chundous, affords more than commonly abundant returns, except in the woist lands.

Indigo is sparingly grown throughout the tract under report, more from the absence of demand than from any other cause. Cotton forms very generally a part of the khureef crop, and, (with the exception of Chundous where it is comparatively scarce) is pretty equally distributed throughout the tract in question.

4. If the natural fertility of pergunnahs Khyr and Chundous had been altogether equal to that of Hussungurh and Prevailing caste of Gorie, it would still have been necessary to allow some difference in the rate of assessment. For the latter pergunnahs are tenanted almost entirely by Jat communities, together with the usual sprinkling of Brahmin villages, while many estates in Khyr and still more in Chundous are held by Rajpoots of the Chohan tribe. These last are distinguished from the other castes by having for the most part few members in each family or community, so that in estates owned by them the greater part of the land is usually cultivated by common ryots, which is by no means so often the case either with Jats or Brahmins. These Chohans assert that they once occupied the whole of both pergunnahs, but their inferior industry, together with their extreme recklessness of expense, has caused their gradual expulsion and supersession in this as in other places. The same causes still remain in operation.

5. Talooka Somna was settled in the commencement of our rule with an individual named Thakoor Jey Ram Singh, Account of talooka Somna of the Jadon Rajpoot tribe. The greater part of the villages contained in the talooka were formerly attached to pergannah Klyr, and the original zemindars were mostly Chohan Rajpoots, as I have above said to have been once the case throughout the said pergannah. Thakoor Jey Ram Singh, collected these villages together in the time of Monsi Peiron, and though he appears to have had no sufficient title to the proprietary right in most of them, the successive settlements were made with him as zemindar till his death in 1233 F S. Before that event occurred, two of his collateral relations, by name Rampershad and Khosal Singh, sued in the Civil Court and obtained shares in the talooka, and the remainder, together with some estates held by Jey Ram Singh in other parts, has, since his death, been divided between his three sons.

During the life time of Jey Ram Singh, the claimants of the proprietary right in particular estates were kept by him by various means, in a contented state. In one or two Jat villages the original communities were allowed to retain possession under a lease from him, while the Rajpoots, who cared less about retaining the management and being thus enabled to cultivate free from the interference of others, were allowed certain immunities for their support. But after the final division of the talooka all these arrangements were discontinued, and, as there existed no sufficient legal provision for the protection of claimants in such a position, the struggle which ensued, resulted in the entire deprivation and expulsion of every individual from whom the talookdars had any thing to fear. For several years past, those who assert themselves to be the real owners of the soil, have been prevented even from residing on the spot. Under these circumstances I have been precluded from affording them redress, whatever may have been my opinion as to the justice of their complaints.

6. The system of committing large tracts of country to persons wholly uninterested in their permanent welfare or in preserving the rights which existed therein, appears to have been a favorite one with the officers who were first placed in charge of this district. It was pursued in all the four pergannahs now under report, each being leased to a talookdar or other man of wealth for the first five years of our rule. These arrangements were fortunately discontinued by Mr. Elliot in 1215 and 1216 F S. and the real zemindars were allowed to engage direct with the Government, which could thus alone fulfil its obligations for their protection.

Former settlement from 1211 to 1216 F. S.

7 At the time when the settlement of 1223, F S which has just expired, was formed, pergunnahs Khyr and Ditto 1223 F S Chundous, but especially the latter, were in a very imperfect state of cultivation, and the juma then demanded from them was proportionally low. By far the greater part of the land, then waste, has since been reclaimed, so that the rate of assessment previous to revision had generally become very moderate. Some increase of cultivation has also taken place, during the same period, in pergannah Hussungurh though not nearly to the same extent.

The juma of talooka Somna was fixed in 1223 F S at the quite inadequate sum of 13,000 Rs., although the papers of that settlement contain two ulizes, given in by persons wishing to engage as farmers, in which the rental of the talooka is stated at little less than the sum which I have now ascertained to be realized from it.

8 The new settlement which I have now completed, has been leased, in company with all my former ones, entirely upon the khusrah measurement. For some months previous to the commencement of my own operations, I had employed such means as lay at my command in the verification and amendment of these khusrahs, of the accuracy of which, as regarded the classification of soils, I entertained considerable suspicion. This investigation disclosed no very extensive error in Gorie, and Hussungurh, in which indeed I had less grounds for expecting such a result. But I was not satisfied with the return which I at first received for Khyr and Chundous, and I therefore caused the greater part of the former pergannah to be carefully revised by the tehsildar of Hatrass and his brother the peishkar of the huzoor tehsil. By this means a very considerable discrepancy was brought to light in some estates, between the actual extent of irrigation and that entered in the khusrahs, and also in some cases as regarded the extent of Barah and Munjah land. The lateness of the season prevented me from employing the tehsildars for the same purpose in pergannah Chundous, but by threatening to pursue such a course, I have been enabled to obtain much information from the putwarees themselves who have allowed that almost in every estate more or less irrigated land had been measured as of a contrary description.

In talooka Somna I was made aware that a deliberate and well arranged scheme had been formed by the talookdars for concealing the resources of their estate. I accordingly reserved the examination of the measurement for the Hatrass tehsildar, through whose exertions the existence of the apprehended fraud, in the extent both of irrigation, and of the better classes of land, has been fully disclosed and its object as fully defeated.

9 The fairness of the Government assessment, as it has been now determined, will be best tested by comparing the rate per acre at which it falls in each pergannah, with the relative advantages of each as noted above in the 3rd paragraph. It was indeed by a comparison of this nature, combined with the prospective amount of increase, or decrease, which must always form an element in such considerations, that I first formed my opinion upon the dous furnished by the several native officers. There is so much seer land throughout the four pergannahs under mention, and Batare engagements are so prevalent in the northern portion of them, that no aggregate of the putwarees' accounts could afford me assistance in this early stage of my proceedings. But having raised or lowered the sum total of the dous, as my best judgment and reflection led me, I extracted from the amended results the average rent rates, from which the appropriate column has been filled up in the village forms.

Those rates were as follows

Pergannah	Barah		Munjah		Berha		Culturable waste														
	Irrigated	Non-irrigated	Irrigated	Non-irrigated	Irrigated	Non-irrigated	Old	New	Grass land												
Gorie,	4	8	3	2	8	3	2	15	1	2	3	4	2	2	1	5	4	3	8	6	0
Hussungurh,	5	0	0	3	11	0	3	11	0	2	8	0	2	3	6	1	0	0	3	9	0
Khyr,	5	4	0	2	0	0	3	6	0	1	6	0	2	1	0	0	14	0	2	6	0
Chundous,	5	0	0	2	8	0	3	4	0	1	12	0	1	12	0	0	13	0	6	9	13
Talooka Somna,	5	9	0	3	0	0	4	3	0	2	5	0	2	2	0	0	14	0	0	8	0

The aggregate amount yielded by the above rates when increased by the rental of the resumed maafee land and diminished by the value of additional jageers granted to the village police, coincides pretty closely with the actual sum finally assumed as basis of settlement in pergannahs Chundous and Gorie, and in talooka Somna. In Hussungurh I saw reason, during the progress of the detailed assessment, to lower in some degree, my estimate of what the pergannah could pay, so that the rates there being formed on my original estimate, are rather higher than they ought to be. In Khyr, on the other hand, the average rates give in most villages too low a sum. This arises from the error in the measurement to which I have above alluded. The lithographed forms were filled up according to the original measurement, and it would have caused unnecessary trouble and delay to alter them. I have therefore confined myself to explaining in the remarks on each statement to what extent I consider the measurement to be defective.

10 As regards talooka Somna I had from the first the firmest grounds to go upon, since I had succeeded in obtaining the real village accounts for many past years, before I assumed the general rental or extracted my average rates.

As soon as the talookdars became aware that their attempted fraud had been defeated, as well by the re-examination of the measurement, as by the concurrent evidence which I had obtained from numerous informants, they offered to produce their real papers, stipulating only for their personal exemption from prosecution. This offer I thought right to accept for reasons which need not be here detailed, and the documents which I thus procured enabled me to make over two of the putwarees, whom I considered most guilty, to the Criminal Courts for punishment. I believe that the complete success which has attended the investigation of the real produce in this talooka will be of the utmost service as regards other estates of the same nature which still remain for settlement.

11 The same abundant data which enabled me to assume with confidence the collective rental of taloo-  
Data for detailed village assessment ka Somna, were of course equally con-  
clusive when I was considering the proceeds of each village therein contained. In the other four pergunnahs, where my means of information were necessarily less complete, I pursued the following course in deter-  
mining the separate village assessment. First I had a paper drawn out for each estate, which shewed the aggregate extent of land (whether less or more) which was cultivated by contract asamees at money rates, together with the sum total of their pottahs. The land in question was inserted under distinct heads, corresponding with the different classes of soil, so that by applying to these statements the rates entered in the tehsildar's doul, and then comparing the result with the amount of rent really paid, I was enabled to judge of the accuracy of that doul as regarded the whole estate. Then I had the amount yielded by the average rent rates, which showed exactly what the land could pay, supposing it to be on the whole neither better nor worse than the average of the pergannah. But there are not very many estates to which this descrip-  
tion will exactly apply, and attention must be given to many points which affect the produce, such as the quality of the Barah and Munjah land, the prevalent description of soil, whether moist, sandy, &c., liability to inundation, and other similar circumstances. The condition of the zemindars, as compared with the amount of the former assessment, though some weight must certainly be given to it, appears to me rather a fallible method for estimating what a given extent of land may fairly be called upon to pay. So much depends upon accident, upon management, and upon the proceedings of the Civil Court, that if an estate were not to be called upon to pay more than hitherto, solely on account of the zemindars being in debt, all equality of assessment must be disregarded.

In pergannahs Gorie and the greater part of Husstungurh, I visited each village in person, and by going carefully over every part of it with

the Surveyor's Professional Map, I could arrive at a satisfactory conclusion whether it was more or less productive than the mere measurement details would indicate. The increasing heat of the weather prevented me from continuing this plan in Khyi and Chundous, but I found a substitute in some measure by causing the preparation of Jinswar statements, which showed at a glance the relative extent of different crops cultivated on each estate. I am satisfied that great assistance may be obtained by observing the condition of the cultivation in this respect. If, for instance, there should be much dofuslee land in any village, and if this should be of a nature to produce the double crop of cotton and tobacco, or of Indian corn and wheat, if the irrigated rubbee should consist chiefly of wheat with a small admixture of grain and barley, and especially if the khureef should be composed mostly of cotton and jowai, without much bajia, moth, musseena, &c., the soil of such an estate cannot be otherwise than of good quality, and it may fairly be called upon to pay at a higher rate than another which is inferior in these respects. Nor can this be considered as taxing industry, since even the better crops, above mentioned, are the common produce of the country, and, (with the exception of certain cases of notoriously slovenly management,) all are sure to cultivate them who possess land and means for the purpose.

In proportion as the above means of information have appeared to me less trustworthy, which was on the whole most the case in peigun nah Chundous, I have made more use of extra-official enquiry from well-informed individuals. The estimates thus obtained, if care is taken, to avoid any chance of collusion, will often be found to differ so much from each other as to destroy the credit of the whole. But this is by no means the invariable result, and where all or most of them agree pretty well with each other, as well as with information derived from more regular sources, the settlement officer is enabled to proceed with considerable confidence.

12. The proportion of the sum assumed as basis of settlement which

*Extent of deductions allowed from the rental* I have assigned to the zemindars, has generally amounted to 30 per cent, if I have any where given rather more than this, it has been in estates where the zemindars are in a distressed condition, or where the members of the engaging community are very numerous, as in these latter cases each individual has only a small portion of land for his maintenance, while the superabundance of labour and consequent excellence of cultivation is apt to raise the produce to more than an ordinary amount; occasionally also, when the increase of revenue has been very large, something beyond the common percentage has been allowed.

These observations do not apply to talooka Somna, in which, although the conduct of the proprietors had certainly not been such as to

ment peculiar indulgence, I have thought it right to allow deductions to the amount of 38 per cent even thus a very considerable increase has been obtained upon the former demand, and, if more had been exacted, it would have caused too sudden a revulsion in the condition of the talookdars. It may also be remarked that the latter have greatly improved their lands by the formation of wells and other methods, so that the rate of the new Government revenue is as high in this talooka, notwithstanding the greater liberality of the terms, as in the pergannah from which it was originally formed.

13. There were thirteen villages in which a detailed settlement had already been effected by former collectors under Revision of jumain estates previously settled regulation 7 of 1822. Of these 12 were in pergannah Khyr, and 1 in pergannah Chundous. The last of these, by name talooka Pisaweh, was settled three or four years ago by Mr. Sterling, but the juma then proposed was afterwards lowered by the Board, by whose directions also engagements were taken for a period of 20 years. No further change appeared to be necessary and I have therefore not included the estate in the sphere of my operations.

The Khyr villages were chiefly settled on 12 years leases, more or less of which period had already expired. The juma also had been fixed at rather a higher standard than is at present prescribed, and many of the zemindars complained that they had been thrown into debt by its pressure. It was easy in most of these instances to calculate the sum which ought to be demanded under the present system, since pottahs had been granted to all the cultivators at the time that the settlement was formed. These pottahs I found upon careful enquiry to be still generally in force, so that it was unnecessary to alter the rental upon which the former juma was leased, unless some increase of cultivation had taken place in the interval. This point being determined, and some addition being generally made for maafee land now resumed, I have allowed the same rate of deductions, viz 30 per cent in these as in other estates. In some cases the former settlement rental appeared to be erroneous, but on this point it will be sufficient to refer to the remarks upon the village statements. The final result of my proceedings as regarded these estates was a reduction of 1,188 Rs in the Government demand, the former juma of the 12 villages under remark having been 27,612 Rupees, and the sum to which I have now lowered it being 26,424 Rupees. Fresh engagements have of course been taken for the term of 20 years as in the rest of the pergannah.

14. The following table will show the result of the new assessment, Amount of new juma with the increase and decrease upon the former juma, and the rate at which the Government de-

land will henceforth fall on the cultivated acre. Pergunnah Chundous is the only one in which there remains waste land to any considerable extent capable of cultivation, but in that pergunnah, besides a good deal of Dhâk jungle still existing in some parts, there are 3,382 beegahs of land producing grass for thatching, the value of which may be considered as nearly one rupee per beegah.

Pergunnah	Former juma	New juma	Increase	Decrease	Rate per cultivated acre	Percentage of irrigation on culturable area	
Gorie, Husungurh, Khyr including 16 settled villages	45,324 90,861	42,110 1,01,836	203 9,682	3,417 1,707	2 9 41 2 7 24	60 57	
Chundous, Talooka Somna,	1,19,972 55,209	1,35,675 68,354	18,608 11,383	2,905 1,238	2 2 23 1 14 10	41* 44	
Total,	18,000	21,796	3,796	8,736	2 2 5	63	Net increase
	3,80,866	3,72,771	51,672	0,267	2 3 6	50	Rs 42,405

\* This is by the khusrabs, but at least 10 per cent should be added for error in measurement.

The separate juma statement will however shew that in cases where a large increase has been imposed, or where other circumstances have rendered it advisable, the entire amount of the new juma has not been demanded for 1245 F. S the first year of the new settlement. The total juma for the year in question has thus been reduced to Rupees 3,70,527, and the net increase for the same year to Rupees 40,161.

15 In order to facilitate a comparison of the results above entered with the rates at which the Government revenue falls in neighbouring pergunnahs, I here insert a statement of those rates together with the proportion of irrigation as shewn by the settlement proceedings in each instance.

Zillah	Pergunnah	Rate of Propor- tion of juma on cultiva- ted acre	Irriga- tion
Muttia,	{ Maat, Noohjheel,	2—0—6 49 2—7—9 35	Bordering on Gorie and Husungurh, settled Ditto on Husungurh and Khyr ditto
Allygurh,	{ Coel, Tuppal,	2—4—6 64 2—0—6 23	Ditto on Gorie, Husungurh & Khyr not yet ditto. Ditto on Khyr and Chundous settled summarily (or more)
Bolundshahur	{ Dunkour, Khoorjah,	1—7—0 29 1—9—3 27	Ditto on Chundous settled Ditto do do

It is probable that full confidence cannot be placed in the rates of irrigation as shewn in all these instances, and the rate of juma may also have been more or less influenced by the extent of culturable waste. But the above statement will still be amply sufficient to show, that I have acted rightly in diminishing the rate of assessment in proportion as I advanced northwards.

16 In addition to the amount above entered as forming the future Government revenue, I have obtained engagements  
 Road fund from all the malgozais to pay 1 per cent upon their respective jumas for the repair and formation of roads. The total sum which will be collected under this head from the pergannahs under report will be Rupees 3,705 in 1245 F S, and thenceforward Rs 3,727. In order to facilitate the realization of this additional payment, I have unitized it with the Government revenue in the statements of separate responsibilities.

17 Much need not be said on the subject of the disputes which were brought before me for adjustment during the progress  
 Decision of disputes of the settlement. The prevailing system of tenure in the Jât villages is that of allowing each individual to retain as much land as he is able to cultivate, or rather as much as his predecessors had the means of holding at the time when the extension of cultivation within the village reached its limit. If, as will commonly be found, the whole area has been divided from a more or less remote period into distinct thokes and puttees, the above system exists separately in each of these puttees, and it seldom occurs that a Jât sharer retains a larger interest in the general profits than is connected with the extent of land in his own immediate management. If by a decree of Court, by mutual consent, or from any other cause, any sharer becomes entitled to a larger portion of the estate than he has hitherto enjoyed, a corresponding extent of land is made over to him, and he is thenceforth answerable for its cultivation and for the revenue payable upon it. Under such circumstances the majority of claims will be of a pecuniary nature. The poorer brethren, who often hold only a few beegahs, are constantly mortgaging their land to those who are in a better condition, and in bad years the former often abscond, leaving their fields with the crops standing on them, since they see that the produce will not suffice to discharge the impending demand. Those who have been thus dispossessed in previous years, are anxious to be re-instated, if possible, at the time of settlement, and, though the cases are so numerous that it would be impracticable to attend to all, while their decision is by no means necessary under present rules, yet when both parties have been willing to adjust the matter before me, I have often assisted them in so doing.

The simplicity of this bachh system, by which each man pays his shares according to the land which he may hold, has occasioned its frequent adoption in those Rajpoot villages where the partners happen to be numerous. But as communities of this populous nature are rarely found in such villages, the profits are more commonly divided according to the Genealogical tree among those who are allowed to share in them.

It often, however, happens that the lumbeidars alone is, properly speaking, in possession, and that the other brethren are in little better condition than common ascetics. Many petitions have of course been entered in such cases, and though I could not interfere authoritatively to alter the relative position of the two parties, I have sometimes been able to satisfy the petitioners by procuring for them some additional privileges.

In all the above-mentioned disputes, I have found a panchayet the most satisfactory mode of adjustment, provided the arbitrators are called upon to decide without delay, and in the presence of some trustworthy individual.

18 A large portion of the petitions which I have received during the course of the settlement referred to the choice Selection of lumbeidars of lumbeidars, on which point I have bestowed considerable attention. In making this selection it was sometimes impossible to satisfy all parties, on account of the universal desire of all to have their own names, or those of their immediate brethren, recorded, and for the same reason they would never have come to a decision if the election had been left entirely to themselves. It was necessary therefore to reject at once the candidates of least pretensions, before those could be discovered whose nomination would satisfy the greatest number of sharers, and would most effectually annihilate any previous understanding which may have existed between the former lumbeidars and the puttees to the detriment of the rest of the community.

19 It might have been supposed, from the moderation of the former assessment in the greater part of these per- General condition of the people. gunnahs, and its extreme lightness in some parts, that the zemindars would have been generally in a very prosperous condition. But I can hardly say that this is the case, since the minute subdivision of the land in most Jât and Brahmin estates, and the extravagant expenditure of the Chohan zemindars, have tended to prevent much accumulation of property. It would appear indeed, that the great abundance of native money lenders which is every where found in this district, however advantageous it may be for the improvement of the cultivation, and for the security of the revenue, is far less so as regards the private interests of the zemindars. The great facility thus offered for incurring debt is dangerous for men so generally improvident in their habits, and when they are once involved, the prevailing rates of interest and the formal character of our Courts render their extrication almost hopeless. There exist of course many exceptions to these remarks, as in cases where the profits have been more than ordinarily large, or where an estate may have belonged to one or two Jât individuals without many co-sharers, as well as in talooka Somna, the five owners of which are

more or less men of wealth. But especially in pergunnah Khyr, the circumstances of the zemindars often correspond ill with the terms hitherto enjoyed by them. That those terms were easy is sufficiently evident, since the people of that pergunnah are, perhaps, better pleased with the new assessment than those of any other, notwithstanding the increase of revenue which I have been necessarily led to demand from them.

The settlement proceedings will, doubtless, be of the greatest benefit to estates where the former lumberdars have sunk by their extravagance into an embarrassed condition, for, every shaier being now distinctly recorded with the extent of his possession, no one will henceforth be answerable for debts which he has not himself contracted.

**20** The maafee tenures as I found them entered in the khusrahs, have all been classed as registered or as non-registered. Proceeding with regard to maafee tenures registered. The former have been reserved for the investigation of other officers, and the latter, consisting in all of 8170 beegahs, or 4653 acres, have been resumed and re-united to the malgozaaree area. Wherever this land was really in the possession of maafeedars, the latter have received pottahs at rather easy rates, the amount of which pottahs has then been incorporated with the settlement jumabundee. But a large portion of the land measured as maafee was in fact held by the zemindars themselves, either as consisting of gardens planted by them, or of tenures from which the original grantees had been dispossessed. In these cases the regular settlement rates have been applied, although the gardens are seldom so profitable as a similar extent of clear land would be, and although the resumption under these circumstances of course adds nothing to the real produce of the estate. The sum yielded by the above methods will be found entered in its appropriate place in each of the village statements. These sums amount in the aggregate to 9,827 Rupces, but, for the reasons above given, only a portion of this can be considered as a *bond fide* addition to the previously existing assets.

**21** The extent of land which has been excluded from the malgozaaree area as a provision for the village police Provision for the village police amounts in all to 2824 beegahs, or 1615 acres, of which 1639 beegahs were held by them previous to the settlement, and 1185 Leegahs have now been added for the same purpose. Besides this land, a considerable allowance in money or grain is raised for the support of the chowkeedars by a house assessment in the larger villages. Where I have found this arrangement to exist, I have made a corresponding reduction in the extent of jageei land, since in such cases the burthen of remunerating the chowkeedar is in a great degree removed both from the zemindars and the cultivators.

22 I have seen no reason to alter the kistbundee which I found in force in these pergunnahs except in five villages of pergunnah Khyr In these villages the khureef is subject to inundation and is altogether inferior to the rubbee crop I have therefore allowed the malgoozars to pay 6 annas or 7 annas on the khureef, as the case required, instead of 8 annas which is elsewhere the general rule

23 With regard to the preparation of the statements herewith forwarded, I have first to mention that the "value assumed at deduced revenue rates" is formed from the "value assumed at average rent rates" by deducting from the latter 38 per cent in talooka Somna, and 30 per cent in all other places, such being the respective proportions of the rental which have been assigned to the zemindars by the new settlement.

These statements as made out for all but pergunnah Khyr, embrace the alterations in the khusiahs which subsequent enquiry has led me to adopt But I have above observed that the tabular forms for Khyr were filled up before the revision of the measurement took place, and for this reason as well as because the revision was not extended to every mouzah, and was not minute enough to supply all the required details, I have allowed the papers to remain as originally prepared Sufficient information will however be found in the English remarks

I have not thought it requisite to include in these statements any land beyond that which was measured by the khusrah ameens My reasons were, first, that in many places, where lands of adjoining estates were intermingled with each other, the surveyor has been obliged to measure two or more of those estates collectively instead of in detail I had thus no means of ascertaining how much of the land not contained in the khusrahs belonged to each village Secondly, the land given in the Professional Maps as culturable waste, will seldom answer that description to its full extent, and it might therefore have excited false impressions if the whole had been inserted under its present head in the settlement papers Except, indeed, in pergunnah Chundous, there are very few instances in which my proceedings have been at all influenced by the existence of lands not measured in the khusrahs, and, wherever this has occurred, I have been careful to state the fact in the English remarks The column in the general statement for the rate of the new juma on the total area, has, under these circumstances, been necessarily left blank

24. In every settlement misl will be found a paper in Oordoo, containing a list of all who at present cultivate in the village, with the extent of land held by each. If the cultivator is a sharer, and entitled to pay by bakhsh, the fact is mentioned, if otherwise, the sum payable by him

*List of cultivators with their position in the village*

as rent, or the proportion of produce if he holds batare engagements, is entered. This paper is so arranged as to correspond, in the number and order of the several thokes and puttees, with the statement of separate responsibilities, and I apprehend that it will prove most useful for future reference, and for the preservation of individual rights.

25 In conclusion, I have only to offer the following remarks upon  
Conclusion the general progress of the settlement in this district

The regular revision has now been completed in six pergunnahs and three talookas, together with a few scattered villages resettled by former officers in Secundia Rao, and Mahreiah. The former juma which has thus come under revision, amounted to Rupees 8,90,088. The final result of the settlement up to the present time, has been to allow a decrease of Rupees 11,409, which decrease is virtually reduced by the cessation of the allowance for collections formerly received by Rajah Teekun Singh to Rs 3,681. Besides the operations of which the above is an abstract, pergunnah Tuppul has been settled in a summary form for six years at a juma of Rs 1,15,810. There remain seven pergunnahs and several talookas paying altogether a juma of Rs 9,09,198. In some parts of this remaining tract I expect to be, to a certain extent, delayed by peculiar difficulties, owing chiefly to the necessity of re-examining the khusial measurements before confidence can be reposed in it. But with the assistance of Mr Wright and of the Hatiass tehsildar, I shall hope to complete the most difficult half of what remains to be done during the ensuing season, of the past services of the above-mentioned tehsildar I cannot speak too highly. Independently of the direct aid which he has afforded me in conducting enquiries, settling disputes, &c, it is through him that I have been chiefly enabled to prevent, (I believe I may say almost entirely) that extortion and oppression which has too often accompanied the progress of the settlement in this part of the country. His brother Geaz-uddcen, the peishkar of the huzoor tehsil, has also attended me in the pergunnahs within his jurisdiction, and has displayed much zeal and integrity in performing the duties allotted to him.

I have, &c  
(Sd) J THORNTON,  
*Settlement Officer.*

## TO THE COMMISSIONER OF MEERUT

Dated Allygurh, the 30th November 1838

SIR,

I have the honor to forward the papers noted in the margin, relative to the revision of the settlement in pergunnahs Coel, and Atrowlee, and in talookas Bhunoorie Nah, Dhatowlee and Moorthul, which has been effected under my superintendence, during the past year viz 1245 F S All the village statements have not been sent, partly on account of their number and bulk, and partly as some of them have not yet been translated into English But I have selected for transmission those which appeared to be of most importance, and the remainder can follow hereafter, if required

2. In my letter of last year dated the 12th of September, I reported the completion of the settlement for the western portion of this zillah, with the exception of pergannah Tuppul, in which I had taken summary engagements extending till the end of 1248 F S The proceedings now forwarded include all the northern portion of the remaining half of the district, excepting talooka Biowlee, which I had intended to have comprised within the year's work, but circumstances have prevented my doing so This talooka, however, is not of large size, and the information necessary for assessing it has been nearly collected

3. The system pursued for investigating the capabilities of each pergannah and of each separate estate has not differed materially from that described in the 8th, 9th, 10th and 11th paragraphs of my last year's report I need not therefore again enter into detail on this subject, but it is necessary that I should offer some remarks upon the peculiarities of soil, situation, proprietorship, &c, which have affected the assessment of the several divisions of country upon which I have been lately engaged I had always been aware that the eastern side of the District was inferior in general productiveness to the western side, and the results of my late enquiries will show that this impression was correct

4. Pergannah Coel, as it stands at present is a large tract of country extending in length about 20 miles from the borders of talookas Somna and Biowlee on the north to a detached portion of pergannah Moorsan named talooka Moheria on the south. The breadth is in several places about 14 miles Almost every pergannah which has hitherto been settled in this district, touches more or less upon this extensive boundary.

Pergannah Coel, position and extent.

5 It may easily be supposed that the quality of the soil varies much in different parts of so large a pergunnah  
 General quality of soil The estates upon the eastern and north-eastern sides of Coel khass are almost, without an exception, of inferior fertility. Either from the nature of the soil, or from deficiency of irrigation on the remaining sides, the land, taken as a whole, is more productive, but there is still a great intermixture of good and bad villages. Those of the latter kind are commonly situated on high and sandy ground, which circumstance increases the difficulty of sinking wells, while at the same time it renders the presence of water for irrigation more needful for the security of the crops.

6 The former assessment of this pergunnah was exceedingly unequal as may be seen from the large decrease now Inequality of former granted in some cases, and the corresponding increase assessment imposed on others. There appears to have been about a century ago a very general dispossession of the original zemindars, and a great number of estates (especially near the city of Coel) are consequently held by communities of the Loda and other castes, who succeeded to the vacant post of managers and malgozas when the zemindars were expelled. Many of the villages thus held were rated too heavily at the former settlement, while the Canoongoes and others, who possessed greater influence obtained easier terms. The consequence of this inequality has been that, although the pergunnah was not on the whole much over-assessed, there exists a good deal of distress and poverty in some parts of it.

7. The proportion of irrigation in pergunnah Coel, including Aglas, is given by the amended measurement papers at  
 Remarks on new assessment 72 per cent. The new juma, which is less by 3,718 Rs than the former one, falls at the rate of 2 Rs 4 annas per cultivated acre. This result may appear light when compared with the assessment of pergunnahs Gorie and Hussungurh reported last year, but neither the soil nor the cultivation in Coel, is equal to that in those two pergunnahs. This is sufficiently evinced by the marked declension which may be observed in the rates of rent levied in the former case from contract assamees: nor are the miscellaneous proprietors of pergunnah Coel so generally industrious as the Jat zemindars of Gorie and Hussungurh; so that the produce of the seer land is also diminished. I may further state that I consider the proportion of irrigation in pergunnah Coel to be rather too highly estimated, the examination of the measurement having taken place in a very dry year, which afforded unusual facilities for the formation of cutcha wells.

8. The above remarks are intended to apply to the pergannah exclusive of Coel klass. This large qusba is composed almost entirely of small parcels of land, each owned and held by a separate proprietor, there being no general zemindar of the whole.

Qusba Coel excluded from revision for the present

The assessment of such a collection of small independent tenures is a matter of some time and difficulty, and as I have been prevented by delay in the preparation of the papers, from turning my attention to the subject at an earlier date, I have been obliged to leave it untouched for the present. The revision will, however, be now soon effected, when its result can be reported in a supplement form.

9. Pergannah Atrowlee was originally even of larger extent than pergannah Coel, since it reached from the latter pergannah on the west, to pergannah Khasgunge on the east, and from the borders of the Boolundshahri district on the north, to pergannah Akberabad on the south, but the separation of talukas Bhunooree Nah, Dhatowlee, and Moorithul, each of which will be separately mentioned, has reduced it to smaller dimensions. Of the remainder, which still contains more than 58,000 cultivated acres, the eastern portion, namely those estates which immediately adjoin the low ground in the old bed of the river Ganges, are of the worst description, containing for the most part a large proportion of sandy and unirrigated land. The low lands themselves are not of large extent, but then produce, especially where the soil is suited to sugar-cane or to the double crop of wheat and rice, is exceedingly succulent and abundant. The villages on the extreme western boundary are also chiefly of inferior quality, while the remainder of the pergannah is, on the whole, comparatively better, though much bad land is still interspersed among others of a more favorable description.

10. This pergannah is traversed by three streams, of which the Kalce Nuddee skirts the western boundary, while the Choya and Neem Nuddees enter the pergannah on different points, and, after uniting at the village of Koonawey, flow out in a southerly direction. These two last streams do not add much to the fertility of the pergannah, for their overflow in the rainy season, seems rather to deteriorate than to improve the soil, while they dry up so soon as to be of little use, except below their junction, for the purpose of irrigation. The Kalee Nuddee, on the other hand, retains its water throughout the year, and wheat is consequently raised in most places on its banks. But the lands through which it flows are not commonly of a superior kind, and they have moreover suffered much of late years by the exudation of soda, which has caused much of them to remain out of cultivation.

11 On the whole the pergannah now under remark is equally incapable with pergannah Coel, to pay so high a rate Other circumstances affecting the assessment of revenue, in proportion to its irrigation, as most of those on the western side of the district. The cultivation is carried on for the most part on batare engagements, which is equally a sign and a cause of inferiority in produce. The zemindars are for the most part either Mahomedans, who generally raise less from the soil, and require more for their own expenses than others, or else an inferior race of Jats, who seem to have been transplanted to the pergannah during the Bhutpoie supremacy, but never to have settled down and multiplied as they are commonly wont to do wherever they obtain a footing. The smaller talookas as Lohgurh, Raepore, &c are chiefly held by Rajpoots, and the only really industrious caste who occupy land to any extent are the Lolas. These are found as zemindars of a few villages, but they cultivate and manage many others under the recorded zemindars.

12 Still the Government revenue of pergannah Atlowlee has on revision been found susceptible of an increase, New assessment. amounting, together with the proceeds of unregistered mafaei tenures now resumed, to 10,551. The rate of the new juma is 2 Rs 1½ annas on the cultivated acre, the proportion of irrigation being 59 per cent.

13. I now come to talooka Bhumooree Nah, which occupy all the south eastern portion of pergannah Atrowlee as Talooka Bhumoores originally constituted. The present talookdars are Nah,—position and prop- three brothers of an Affghan family which has held prietorship talooka Bhumooree, with various intervals of dis- possession for several generations. Talooka Nah was obtained in farm by the father of the present occupants in the year 1201 F S, and four villages, by name Ruseynear, Peindowl, Sankora, and Nuglah Bijowlee, have been purchased during our rule at auction sales. The original owners of talooka Nah were Rajpoots of the Megdwar tribe, but they have been so long dispossessed, that I have been unable to listen to their claims, except in mouzah Guneishpoor. In that village they had continued to hold under the talookdars, and I have therefore protected them in the same position.

14 Viewing the whole of this tract as one estate, the quality of General quality the soil, as well as the extent of irrigation, varies exceedingly. In eleven villages the lands are wholly or in part situated in the old bed of the Ganges (on the fertility of which I have above remarked) and besides these, there are several which adjoin the Neem Nuddee after its junction with the Choya, which are also of a very superior description. Among these last are Dhunsaree, Beerowlee, Sonpeyr,

&c., and there are several others of a more or less similar kind in other parts of the talooka. There are other estates, such as Dadoon, Peindowl, Hundohee, &c., in which the land is naturally of a very excellent quality and such as in favorable years produces the most abundant crops of khureef or of gram, barley, &c., but in which cutcha wells are, from the nature of the substratum, scarce, or unknown, so that the produce is dependant on the periodical rains. But on an average of several years it will be found that such villages as these yield an ample return to the proprietor, while the formation of pucka wells would place them among the first class for productiveness. There are others again, such as Shah-jehanabad, Hybutpore, Durree, &c., in which, besides a deficiency of irrigation, the soil, or a part of it, is intrinsically of a bad description. In some of these it is necessary to leave the land fallow for a time, after it has been cultivated for a few successive years. It will be found noted in the English remarks upon each village to which of the above classes the village in question belongs, and the correctness of those remarks may be relied upon, in consequence of the great care and labor, which for the following reasons, has been employed in the investigation of this talooka.

### 15 From the very first commencement of operations preparatory to

Incorrectness of the the settlement, the talookdars, Mahomed Daood khusiah measurement and Khan, and others have impeded, to the utmost amendment of do of their power, the objects pursued by Government

They began by allowing several thousand beegahs to go out of cultivation before the surveyor's measurement commenced. This fact was brought officially to my notice by Captain Wroughton as having been reported to him in the first instance by his measuring aminees, and as having been confirmed upon the deputation of his assistant, Mr Ross, to investigate the matter. The next step was, by means of under-hand dealings with the officers who were forming the khusrahs, to procure the entire omission from those papers of a large portion of the land which bore marks of the plough, I presume under the pretext that it was waste of longer standing. The extent of irrigation and of Barah and Munjah land, was also erroneously set down in these khusiahs as to make them totally useless, in their then state, as a means of judging what each village could pay. I therefore moved my camp into the talooka at the beginning of February last and commenced a thorough re-examination of the field measurement, village by village, and as far as was requisite, field by field. This work occupied me, together with Mr Wright the tehsildar of Hatiass and Atrowlee, and about twelve motsuddie, for more than a month, during which time Mr Wright and myself visited either in company, or alone, almost every village in the talooka.

16 The result of our enquiries was not only a thorough knowledge of the capabilities of the soil in its different varieties and of the erroneous nature of former measurement, but also a clear insight into the systematic course, which has been pursued by the talookdars for several years, of deferring every attempt at increasing the produce or extending the cultivation, till the time when the settlement should have been completed. With this view leases have been broken up though at an immediate sacrifice to the talookdars; Ryots have been discouraged in every way, none or scarcely any new pucca wells have been formed, and the repair of those of older date has been invariably delayed till the new juma should be fixed I may add that I have never before seen an estate in which the cultivators were treated so hardly, or in which they appeared to be in so miserable a condition.

17 The following is a comparative statement of the number of pucca beegahs contained in the original khusiahs, and of the totals yielded by the subsequent peital—

Result of the peital	Baith and Munjal	Total Irrigated & Teras Land	Total Cultivation	Land lately thrown out of cultivation	Waste of long standing	Total malgozaee area
By original measurement (manufee omitted)	B <sub>3</sub> 1,926	B <sub>6</sub> 10,613	B <sub>8</sub> 13,032	R <sub>2</sub> 7,903	B <sub>8</sub> 3,111	B <sub>3</sub> 51,046
By peital (manufee omitted)	4,053	17,821	49,044	14,938	16,815	74,797

The talookdars of course raise objections to the above result, but these objections were not brought forward till after the peital was concluded, and they were moreover of so sweeping a nature that my knowledge of the facts in debate, derived from personal observation, enable me to reject them at once as undeserving attention. I may mention here that the surveyor's professional returns gives the total area of the talooka (exclusive of about 1,000 beegahs omitted in these returns) at 82,708 beegahs, of which 7,750 beegahs are barren waste, and 75,158 beegahs cultivated or culturable. This last item agrees well enough with the malgozaee area as given by my peital, and also with the remark often made by me on the spot that, compared with the extent of area, there was very little land which could not, with proper management, be brought under tillage.

18 The average rates which I have applied to the area, amended as above, for the purpose of calculating the gross produce will be found, together with those of other pergunnahs, in a subsequent paragraph. The intr-

Rental assumed by average rates.

gated land is mostly of better quality than in the separate Atrowlee villages. Since wells have seldom been found hitherto except in the best spots, the rate therefore is somewhat higher than that applied to land of the same denomination in Atrowlee. The produce of the non-navigated land, on the contrary, has been assumed at only  $10\frac{1}{2}$  annas per pukka beegah, a rate, which is less than in any part of this district previously settled, and which is probably below the truth, though it would have been unsafe to have calculated upon a larger return under all the circumstances. The Gaudui or land yielding grass for thatching, has been rated at 12 annas per pukka beegah, which is certainly within the truth. The land lately thrown out of cultivation has been taken at only  $7\frac{1}{2}$  annas, and the waste of longer standing at the almost nominal rate of 2 annas per pukka beegah. The produce of the teraei land, of that watered from tanks, and of the Barah and Munjah, has been assumed at an equally moderate standard. These rates give a gross rental for the talooka amounting to 74,316 Rupees which has been raised by the addition of 920 Rupees for resumed maafee tenures to 75,236 Rupees, of this sum, 8,137 Rupees is yielded by the application of the rates above mentioned to the waste land, but, from the concurrent opinion of all from whom I have made enquiries on the subject, I have no doubt that the whole assumed rental might be yielded on an average of years by no greater extent of ground than was in cultivation before the approach of the settlement.

19 It was not to be supposed that these talookdars, who had taken such pains to obstruct the measurement of their estate would afford any assistance to the settlement officer by production of their real accounts of collections. The putwarcees are, with one or two exceptions, completely their creatures, and the accounts for past years, furnished by these putwarcees, previous to the commencement of my proceedings, were, as far as I examined them, altogether false. During the course of the settlement I have been enabled to procure correct papers for certain villages in certain years, but none which have hitherto been entered, or which the putwarcees are likely hereafter to furnish, can be considered at all trustworthy, further than as there may be other and independent grounds for considering them authentic.

20 The talookdars have also given in an account book, which purports to shew the abstract amount of their collections for each village during the last ten years. The sum total of this is utterly useless, as it contains nothing for the extensive seer and maafee land, nor does it show the real rental for these numerous villages which are in the hands of farmers, especially of such as hold on easy terms as being connected with

the proprietors, or for those estates which each of the talookdars holds in his own individual possession, paying into the common stock only a small portion of the proceeds. Many parts of this book are also clearly false and fraudulent, still I have examined it throughout with attention, and wherever there appeared any thing in it worthy of notice, it has been mentioned in the English remarks for the village to which it referred.

21. The new Government juma of the villages in this talooka,  
 New assessment amounts in the aggregate to 45,051 Rs for 1246 F  
 S, 45,779 Rs for 1247 F S, and 46,510 Rs for and after 1248 F S, being at a final increase of 15,010 Rs above the former demand, exclusive of the one per cent for the road fund. It will be seen therefore that about 38 per cent has been deducted from the assumed rental as mentioned above in the 18th paragraph, the terms thus granted to the talookdars are certainly very moderate, both on account of the extent of deductions allowed, and also of the immense improvement which will no doubt be hereafter effected in the estate. The proprietors possess several lacs of rupees in hand, so that a small part of their means, laid out in sinking wells and in locating cultivators, would altogether change the state upon which my proceedings have been based. Under this view I have no doubt that these talookdars are in far more promising circumstances than any other of the class in this district, and this is moreover the opinion of every person, native or European, who has the means of forming a judgment on the point. The final juma as now fixed, will fall at the rate of 1 rupee 10 $\frac{1}{2}$  annas on the cultivated acre, and of only 1 rupee 1 $\frac{1}{2}$  anna on the malgozaree acre, the proportion of irrigated and teracc land being 37 per cent. upon the total cultivation. These rates, though I consider them to be fair under the existing circumstances of the talooka, are considerably lower than have been allowed in any other part of this district.

22. It has been necessary for me to enter at some length into the subject of this talooka, since I understand Necessity for the above details that an appeal is meditated against the assessment, and I would wish to provide before hand against the unfounded and reckless assertions which will doubtless be employed, when I am no longer myself present to refute them. It would have been only a fitting return for the general system of conduct pursued by the talookdars, if some of those villages which have been thrown out of cultivation or kept waste for the purpose of securing a light juma, had been made over to farmers as authorized by the rules in force. I should indeed have thought it incumbent upon me to take this step, but in consequence of my unavoidable absence from the station, I was unwilling to throw any additional difficulty in the way of completing the year's work.

**23** Talooka Dhatowlee is also held by an Affghan family, descended, I believe, from the same stock as that in talooka Bhumooree Nah. It is situated to the west of the latter talooka. The Government juma under the last settlement was 15,305 Rs. The new juma amounts to 19,475 Rs., exclusive of the road fund, so that the increase now demanded is 4,171 Rupees. There is much more irrigation in Dhatowlee than in Bhumooree Nah, the proportion being 61 per cent upon the whole cultivated area. The general rates applied to the several denominations of soil in this talooka will be found detailed in paragraph 30 of this letter. They vary little from those of the separate villages in pergannah Atiowlee, but, as I have thought right under the circumstances to allow a deduction of 35 per cent. from the gross rental yielded by these rates, the Government revenue falls only at 1 rupee 13½ annas on the cultivated acre. In this instance the talookdar entered detailed accounts of past collections, which, though imperfect, were worthy of some credit. The proceeds of each village have been drawn, where possible, from these papers, or else from a minute, and in most cases, personal inspection of the soil. For further information upon the assessment of this talooka, I would beg to refer to the remarks upon the lithographed statements, especially those upon Dhatowlee khass.

**24** Mahomed Hossain Khan, the young talookdar of Dhatowlee, has died suddenly since signing his new engagements. The death of late proprietor The only male heir is a boy twelve years old, who is own brother to the deceased. The mother who is still alive, is sister to the three talookdars of Bhumooree Nah; and the widow of Mahomed Hossain Khan is also the daughter of Mahomed Daood Khan, one of the said talookdars. There are no collateral relations on the male side of the Dhatowlee family, so that, in case of the present minor dying without issue, the proprietorship will probably devolve upon the two women abovementioned.

Under these circumstances, the estate must of course be taken into the Court of Waids, but it is a matter for consideration whether the two women, who are to a certain extent joint heirs with the minor, shall be allowed to appoint a manager with full powers, or whether a farming lease shall be effected for each village on the part of the Court of Waids,

\* Vide para. 86 as has lately been done in talooka Chokkathal\*. If the former course is adopted, the female heirs will select the youngest of the Bhumooree Nah talookdars as manager, but such a measure does not appear to me free from objections, considering the relative position of the two parties. On the other hand, it is said, that, if one of the Bhumooree Nah brothers is not allowed to manage the

property, they will instigate the two women to sue for the shares to which they are entitled by the Mahomedan law of inheritance, for the purpose of obtaining a subsequent transfer of those shares to themselves, so that the minor when he comes to age, would find his possessions considerably curtailed. This however is a subject upon which, as the settlement is completed, it rather belongs to the Collector of the district than to myself, to make a specific proposition.

**25** Talooka Moorthul lies between pergunnahs Coel and Atiowlee, of the latter of which it originally formed part though termed a talooka, the villages comprised in it are all owned and held separately. The zemindars are chiefly of the Cholan Rajpoot tribe, and thus, from the indolence and improvident habits of men of that class, is one of several reasons for a light rate of assessment. There have been more sales by auction, and there is generally more pecuniary distress in this talooka, than in any other tract of land which I know of equal size, where the juma has been on the whole so moderate. The zemindars have possessed great facilities for borrowing money, in consequence of there being a large mart in the neighbourhood, named Hurdooa Guije. The bunnials who reside in that Gunje generally exact "Buduce" engagements in return, and this is a system which, sooner or later, is sure to ruin the borrowing party.

**26** Besides the above disadvantages, the soil of the talooka is for the most part of a decidedly inferior kind. The western-most villages adjoin the woist part of pergannah Coel, while those on the east, border upon the Kilee Nuddee, and are similar to the lands on the same stream in pergannah Atiowleo which have been already described. The system of cultivation in Moorthul is almost entirely batare, and it is usual for the zemindars to pay in the same manner for their seer lands, deferring the general account of profit or loss, till the end of the harvest. There is yet another drawback to the productiveness of this talooka, which is the very limited extent to which cutcha wells can be made. The proportion of irrigation is 57 per cent, of which  $5\frac{1}{2}$  per cent is furnished by the Kilee Nuddee and by tanks or jheels, and is of less value than that which is afforded by wells, while of the remaining  $51\frac{1}{2}$  per cent, by far the greater part depends upon the permanency of the existing pucca wells, or upon the future formation of new ones in place of those which may hereafter go out of repairs.

**27.** Under these circumstances the new juma, though higher by 104 Rs than the old, falls only at 1 R 13 $\frac{1}{2}$  As. per cultivated acre.

*Rate of new assessment.*

28 Among the estates of which I have now completed the revision,

Villages settled under Regulation 7 of 1822 there are 11 in pergunnah Coel, and 9 in pergunnah Atrowlee, which had previously come under the operation of Regulation 7 of 1822. The Coel villages are known by the name of talooka Aglas. They were formerly held rent-free, and though now attached, three-fourths of the proceeds are still assigned, in compliance with the tenor of the sunnud, to educational purposes, while the remaining fourth is received by the heirs of the former maafeedars. The juma has been reduced by me from 9,866 Rs to 7,443 Rs, but for further information on this point, I beg to refer to the English remarks upon mouzah Aglas khass, in which a full explanation of the assessment will be found.

29. There are in all 10 villages in pergunnah Atrowlee, which have been settled under Regulation 7 of 1822. In one of these, by name Bhuiowud, the settlement was made with a farmer, since there was no one, in the Collector's opinion, who could prove a title to the proprietary right. It appeared to me, however, upon looking over the former settlement roobacaee itself, that there existed a family of Ladas resident on the spot, who had a better claim to hold engagements than the present farmers. As the lease granted to the latter has still four years to run, I have thought it better to pass over the village altogether for the present, and only to record my opinion as to the party with whom the settlement should be made after the expiration of the existing lease, and the terms which should then be demanded. This village therefore is not included in any of the settlement proceedings herewith forwarded.

The remaining nine estates have been carefully re-examined, and the Government demand has been found to be more moderate in amount than has generally been the case in the Regulation 7 settlements of this district. I have had little occasion to alter that demand, and whatever change has taken place will be found noted and explained in the English remarks. In one village, by name Chaopoar, an increase of 36 Rupees has been imposed, but this cannot come into operation till the year 1250 F S when the twelve years' lease, granted at the last settlement, will expire.

30. Having thus given such general information as my space would

Average rates of rent assumed for each pergunnah on talooka allow regarding each of the divisions of country now under report, I proceed to state the financial result of the new assessment. The average rent-rates, assumed in each case, were as follows—

Pergunnah	Barah		Munjah		Berha		Waste		
	Irrigated	Non-irrigated	Irrigated	Non-irrigated	Irrigated from wells	Irrigated from tanks	New	Old	Grass land
Coel,	5 2	2 9	3 9	1 12	1 12 $\frac{1}{2}$	1 12 $\frac{1}{2}$	13 $\frac{1}{2}$	9	6 12
Aglaas,	5 2	0 0	3 9	0 0	1 14	0 0	15	9	6 0
Atrowlee,	5 0	2 8	3 6	1 11	1 14	1 8	12	8	3 8
Bhumooree Nah,	5 1	2 8	4 2	1 14	2 1	1 8	10 $\frac{1}{2}$	7 $\frac{1}{2}$	2 12
Dhatowlee,	6 0	2 8	4 2	1 11	1 14	1 8	12	9	3 9
Moorthul,	5 0	2 8	3 6	1 8	1 11	1 5	10 $\frac{1}{2}$	8	3 10 $\frac{1}{2}$

The "value by revenue rates" has been formed from the sum yielded upon each village by the above rent-rates by deducting 30 per cent, in all cases except in talookas Bhumooree Nah and Dhatowlee, in which the deductions allowed have been already stated to be respectively 38 and 35 per cent.

Comparative view of former and present jumas      31 The total amount of revenue as now determined, will stand as follows in 1248 F. S.

Pergunnah or talooka	Former juma	New juma	Increase	Decrease	
Coel (exclusive of qusba Coel) with Aglaas, &c	Rs 1,93,910	Rs 1,90,192	Rs 10,551	Rs 3,718	
Atrowlee,	1,11,596	1,22,147	15,010		
Bhumooree Nah,	31,500	46,510	4,170		
Dhatowlee,	15,805	19,475	104		
Moorthul,	43,380	43,484			Net increase
Total,	Rs 3,95,691	Rs 421,808	Rs 29,835	Rs 3,718	Rs 26,117

But as the new juma is in many instances progressive, the total demand of Government will only amount to 4,17,817 Rs for 1246 F S, and to 4,20,078 Rs for 1247 F S. On the other hand there will be a further

increase of 36 Rs for mouza\* Chaopoer in Atrowlee

\* Vide para 29 for and after 1250 F. S., so that the final amount of revenue will then be 4,21,844 Rs, and the final increase, as compared with the last settlement, will be 26,153 Rupees

32 In addition to the new juma as above detailed, the zemindars have all entered engagements to pay the prescribed one per cent for the Road fund. These engagements will yield 4,185 Rs. in 1246 F S., 4,207 Rs in 1247 F S., and 4,222 Rupees from and after 1248 F S.

33 When comparing the former Government demand with that now imposed, the extent of maafee land which has been resumed as part of the settlement operations and

thiown into the khalisah, should also be taken into consideration This  
 \* Coel, Rs 4,363 land amounts in all to 11,475 beegahs, equal to  
 Atrowlee, " 6,774 6,535 acres, and is calculated to yield 14,936 Rs,\*  
 Bhumoreo Nah " 920 but it must be remembered that of this 4,179  
 Dhatowlee, " 1,732 Moorthul, " 1,147 beegahs yielding 5,515 Rupees, consist of gardens  
 and other lands in possession of the zemindars, the resumption of which  
 adds nothing in reality to the resources of the latter.

34 The extent of land held by the village police previous to the  
 revision of settlement was in all 1,943 beegahs In ad-  
 Village police dition to this, 2,495 beegahs have now been assigned  
 from the khalisah for the same purpose, thus giving a total extent of 4,438  
 beegahs equal to 2,527 acres

35 There are one or two detached subjects to which it is necessary  
 'Mouzah Ghasseepoor for me to solicit your attention The first of these  
 relates to mouzah Ghasseepoor of pergannah Coel,  
 for all the facts connected with which I need only refer to my former  
 letter, dated the 9th of December last This village was sold by auction,  
 for arrears of revenue in the year 1810, and being purchased by Govern-  
 ment for 5 Rs has since been held by a farmer I have now, as sanc-  
 tioned by the Board of Revenue in their answer to my reference dated  
 the 16th January last, re-admitted the former zemindars, after demand-  
 ing from them the amount of the original balance which will be repaid to  
 the farmer It is now only necessary that the sanction of Government be  
 requested for cancelling the auction sale, and for replacing the names of  
 the zemindars under the heading of proprietors

36 Another subject upon which I must offer some remarks is that  
 of talooka Chokkathul in pergannah Atrowlee.  
 Talooka Chokkathul From the correspondence which passed between  
 yourself and the Collector of the district in the early part of the year, you  
 will be aware that this estate has been long in the Court of Wards, the  
 only recorded proprietor being a female The late manager having been  
 convicted of embezzlement and of omission in not furnishing regular  
 accounts, the Board of Revenue in their letter to your address dated the  
 \* No 186 1st June\* last, authorized his dismissal, and directed  
 that a farming lease should be effected for each village  
 at the same time that the Government revenue was being revised

The Collector having requested me to undertake the duty of carrying  
 into effect the Board's directions, I thought it advisable first to lease  
 out the several villages to farmers, and then, with reference to the  
 amount of those leases, to determine the Government assessment. As re-  
 gards the first of these operations, I have been less anxious to secure the

highest possible terms, than to select those parties as lessees who had most connection with the spot, and who were most likely to take interest in the permanent improvement of the estates committed to them. If, as is probable, no legal heir should be found to exist upon the death of the present disqualified proprietor, these lessors will in most cases have the best claim to retain possession of the villages which they now hold. This was another reason for not distressing them by too heavy a demand. Under the circumstances I have thought it sufficient to deduct 20 per cent for the thakooranee from the sums payable by the farmers. These sums will amount, in the third year of the new settlement, to 16,220 Rupees, and the Government juma will then be 12,976 Rupees.

I should be glad to receive some instructions with regard to the length of the lease to be granted to the farmers in this talooka. The terms which I have employed in taking engagements from them "are till the end of the new settlement, or till the death of the thakooranee, if that should first happen." But if there are no legal objections to such a course, I think some specific period should be fixed, not to be dependent upon the life of the present proprietor.

37. There are several small talookas in pergannah Coel and Atiowlee, on which it is unnecessary for me to offer any observations in this place, since all the English remarks Other matters noted in the English remarks  
requisite information will be found in the English remarks upon the principal village in each. It has also been my object, in writing these remarks for other separate villages, to mention any circumstance connected with them which appeared to call for peculiar notice, such, for instance, as the existence of two parties, to one of whom the management of the soil has been committed, subject to the payment of a fixed sum, while the other will enjoy a per centage upon the amount payable by the farmer. Those cases are of two kinds, one, where the recorded proprietor appeared to have no real rights, though under the circumstances I should not have been justified in setting him altogether aside. In such cases I have granted him only 10 per cent upon the payments of the cultivating and managing party, from which last I have demanded little more than would have been taken if they had been the sole and undisputed owners. In other cases, where it was more doubtful which of the two parties possessed most original right, I have allowed the recorded proprietor a larger per centage, and have consequently demanded higher terms from the community which occupies the land. Mouzahs Chuiawulee and Nundree in pergannah Coel are instances of the first class of cases, while mouzahs Bazeedpoor, Nanda, Ranah and Ruseepoor Seeah are specimens of the last.

38 The observations presented upon several subjects in paragraphs  
 Emendation of khusrahs 17, 18, 20, 21, 23, and 24 of my last year's settle-  
 ment report, apply equally, as far as they are of  
 a general nature, to the work completed in the past season. I need there-  
 fore only add, with regard to the portal and emendation of the khusrahs,  
 that this has been considered an indispensable preliminary in all cases,  
 although the time and labour required for the revision of the settlement  
 is thus increased two-fold. All the papers herewith forwarded are made  
 out according to the amended khusrahs.

39 I may further add on the subject of supplying vacancies caused  
 Succession to deceased by the death of a lumberdar, that I have now enter-  
 lumberdars ed in my proceedings a provision for this purpose,  
 which was before not expressed in them, though  
 tacitly understood by all parties. This provision is merely that the Collector  
 shall fill up the vacancy by admitting one or more of the heirs of  
 the deceased as he may judge proper. At the same time I have addressed  
 a letter to the present Collector (dated the 4th July last) in order to  
 explain the mode in which I think his discretion should be exercised in  
 this important matter. A copy of this letter is annexed to the present  
 report.

40 I have not thought it necessary to alter the existing kistbundees  
 Kistbundee except in talooka Moorthul. The prevalence of batare  
 cultivation in that talooka requires particular care that  
 no demand should be made upon zemindars before the grain is cut and  
 ready to meet it. It is the more expedient to avoid such a premature de-  
 mand, since, as I have before observed, these zemindars can obtain no  
 advances from the bunnias with whom they deal except on будное en-  
 gagements. I have therefore diminished the instalments hitherto re-  
 quired for the months of Koar and Kartik, and abolished those for Magh  
 and Phagoon, in which nothing is produced. The rubbee instalments  
 have also been altered, and the kistbundee of the talooka will hereafter  
 stand as follows —

Koar.	Kartik	Aghun	Poos.	Chytc.	Bysakh	Jcth
As 1	As 2	As 3	As. 2	As. 2½	As 3½	As 2

41. As I was obliged, in consequence of ill health, to proceed to the  
 Services of Mr Wright hills in the month of April last, I should certainly  
 have been unable to complete the revision of so large  
 an extent of country had it not been for the assistance which I have re-  
 ceived from Mr W B Wright and from the tehsildar of Hatrass. As  
 regards Mr Wright, I have already in my letter dated the 30th of May  
 last, detailed the various ways in which his services were made available

during the last cold season I need therefore only add that the information which I possess regarding pergunnah Atrowlee is chiefly derived from his enquiries and observation. During my subsequent absence from the station, which extended from the 13th of April to the 17th of September, he has remained in executive charge of the office, and I trust that this circumstance, together with the constant correspondence which passed between us during this period on official subjects, will have qualified him to be a valuable servant to Government, as soon as a more independent charge shall be entrusted to him.

**42** The tehsildar of Hatrass at first attended my camp in pergunnah Coel, for the purpose of assisting in the decision of outstanding disputes. He was subsequently deputed to examine the measurement and to collect general information in talooka Birowlee, which however want of leisure has prevented my settling. In the months of February and March, he was employed, together with myself, in the laborious task of amending the khusrabs in talookas Bhumooree Nah and Dhatowlee, and he was also of service in examining the very numerous resumed tenures in qusba Atrowlee khass, with a view to their separate assessment. After this talooka Moorthul was committed to him in the same manner that pergunnah Atrowlee had been to Mr Wight, and if I had not had the means of making this arrangement, I should have been unable to include that talooka in the year's work. During the latter part of the rainy season, the tehsildar has been prevented from active service in consequence of the prolonged illness and final death of his only son, but he has since been employed in making out the statements of separate responsibilities for talooka Moorthul.

**43.** It remains for me only to offer a summary view of the work completed in this district since I took charge  $4\frac{1}{2}$  years ago, during twelve months of which period I have been compelled by ill health to be absent from my post. The regular revision has been carried through eight pergunnahs, and six talookas, of which the former juma was 12,71,199 Rupees, and the new juma is 12,86,420 Rupees. The general result has therefore been to obtain an increase of revenue to the amount of 15,221 Rupees, but the real increase, owing to the cessation of Rajah Teekum Singh's allowance, must be taken at 22,049 Rupees. This enhancement of the Government demand has been chiefly obtained from talookas Kanka, Kujrout, Somna and Bhumooree Nah, and from pergunnahs Khyr and Chundous, all of which were before very inadequately assessed. The abstract of operations now given, does not include the summary settlement for six years which had been given for pergunnah Tuppul at a juma of 1,15,320 Rupees.

Of the remaining work, I hope that qusba Coel khass will be settled in time to be submitted to Government, together with the proceedings now under report. There will then remain pergunnahs Akberabad, Julalee, Secundra Rao, Murhaulh and Tuppul, together with talooka Birowlee. In none of these, with the exception perhaps of the last, do any peculiar circumstances present themselves which would be likely to cause delay or difficulty to the settlement officer. The present juma of the whole un-revised tract (excluding Coel khass) is 6,47,251 Rupees. While, therefore, I regret much that I cannot myself finish a district to which my best thoughts and exertions have been so long devoted, I trust that my successor will find few obstacles in taking up the duty, and in bringing it to a final accomplishment.

I have, &c,  
(Sd) J THORNTON,  
*Settlement Officer*

P S There are many of the English papers connected with the settlement which have not yet been copied out, so as to be ready for my signature. These will be signed by Mr Rose or by Mr Wright, but I am of course responsible for their contents

(Sd.) J THORNTON,  
*Settlement Officer.*

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TO THE OFFIC. COMMISSIONER OF MEERUT  
SIR,

Reports result of settlement I have the honor to report the result of  
the settlement of the year 1838-39

The following pergunnahs have been settled since Mr. Thornton's  
departure --

<i>Pergunnah</i>	<i>Juma</i>
Buowlce,	... 19,000
Julalee, ..	.. 1,34,779
Secundra, ...	.. 1,31,891
Muharuh,.	. 1,19,267
Akberabad, .	. 1,32,838
Total Rupees, ..	<u>5,37,775</u>

which completes the settlement of the district with the exception of pergunnah Tuppul, Rupees 1,15,810, not yet professionally surveyed

2 Tabular statement The following table will show the financial result of the settlement of the season —

<i>Pergunnah</i>	<i>Former juma</i>	<i>New juma</i>	<i>Decrease</i>	<i>Increase</i>	<i>Total Increase</i>
Buowlce, ..	19,000	26,000		7,009	
Julalee, ..	1,34,779	1,29,492	5,287		
Secundra, .	1,31,891	1,42,346		10,455	
Muharuh, .	1,19,267	1,30,168		10,901	
Akberabad, ..	1,32,838	1,37,143		4,305	
Total Rupees, ..	<u>5,37,775</u>	<u>5,65,149</u>	<u>5,287</u>	<u>32,661</u>	<u>27,374*</u>

This table shows how that increase was obtained

<i>Pergunnah</i>	<i>Unsettled villages</i>		<i>Villages set-tled under Regn VII</i>		<i>Maafee</i>	<i>Total</i>		<i>Difference</i>	<i>Total</i>
	<i>Decrease</i>	<i>Increase</i>	<i>Decrease</i>	<i>Increase</i>		<i>Decrease</i>	<i>Increase</i>		
Buowlce, .	43	6,624			419	43	7,043		7,000
Julalee, . . .	9,205	8,184	2,215		2,949	11,420	6,133	5,287	
Secundra,	3,000	10,009	1,607	42	5,011	4,607	15,062		10,455
Muharuh, ..	6,470	9,007	61	570	7,855	6,531	17,482		10,901
Akberabad, .	5,588	8,852	2,555	34	3,562	8,143	12,448		4,305
Total Rupees,	24,306	37,676	6,438	646	19,796	30,744	58,118	5,287	82,661
									27,374

\* Exclusive of qusba Coel, see postscript.

The subjoined table shows the rates of the old and new assessment and the proportion of irrigation in each pergunnah

Pergunnah	Old juma	New duty	Rate of old juma				Rate of new juma				Proportion of irriga- tion
			Cul	Mal	Cul	Mal					
Burowlee,	19,000	26,000	1 4 6	0 15 8	1 11 4	1 5 0					52
Julalee.	1,84,779	1,29,492	2 6 7	2 3 10	2 3 11	2 1 5					74
Secundra,	1,81,891	1,42,846	1 14 7	1 12 0	2 1 0	1 14 2					62
Murharuh,	1,19,267	1,30,168	1 15 7	1 11 2	1 15 9	1 11 5					63
Akberabad,	1,92,838	1,87,143	1 12 5	1 7 1	1 12 6	1 7 3					53

Subjects to be noticed                    3 I now proceed to notice the following subjects in the following order.—

- I Division of work
- II. Revision of khusrahs
- III Average pergunnah rates
- IV. History of 5 pergunnahs and their subdivisions including—
  - 1 Burowlee
  - 2. Julalee
  - 3. Bijeygurh.
  - 4 Sasnee
  - 5. Secundra.
  - 6 Murharuh.
  - 7. Villages belonging to Mr Gardner and Koer Petumber Singh.
  - 8 Himmutnuggui Bijeera.
  - 9 Akberabad
  - 10 Gungeery.
  - 11. Puchianah.
- V Remarks on new assessment and rates.
- VI. Maafee lands
- VII. Orchards
- VIII. Zemindaree claims
- IX. Moquddumee or dhakhilkaree claims.
- X. Proprietary tenure.
- XI. Rents and rights of cultivators.
- XII Administration papers.
- XIII. Transfer for balances.
- XIV Settlements under Regulation VII. of 1822.
- XV. Present system of settlements.

XVI. Conduct of officers employed in settlement

XVII. Concluding remarks.

### I DIVISION OF WORK

4. The arrangements approved of by the senior member of the Sudder Board of Revenue on deputation as respects the work reported by me on the 17th of December 1838 were—

That two tehsildars should be appointed with an extra establishment of 8 moutsudars, each to revise the khusiahs in Secundia and Muharuh

That Mr Wright should, with a similar establishment, conduct the settlement proceedings in Julalee and Akberabad

That the superintendence of the whole, and the details of Burowlee, Secundia and Muharuh should rest with me

The two tehsildars were, at a subsequent period, vested with the powers of a Deputy Collector, and assisted generally in the settlement of the District.

I shall hereafter notice the services of the above mentioned officers

Without the introduction of the above arrangements it would have been impossible for me to have completed the settlement in the present season since the revision of the khusrahs was not commenced until December.

### II REVISION OF KHUSRAHS

5. On this subject I have nothing to say except that the admirable system introduced by my predecessor, was adhered to as closely as the increased rapidity of the settlement would permit.

### III. ASSUMED AVERAGE RATES

6. Bearing in mind the high character of my predecessor, considering it exceedingly desirable that the district should be settled on one uniform plan, and being assured that the past settlement had been successful on the essential points of giving satisfaction to the people, and in facilitating the collection of the revenue, I had no hesitation in adopting Mr. Thornton's rates, and in the course of my proceedings I had ample opportunity of satisfying myself that his calculations have been made on correct principles.

Scale of rent rates in  
each pergunnah.

7. Subjoined is the scale of rent-rates applied to each pergunnah:

Pergunnah	Irrigated				Non-irrigated				Bunjui	
	Baith	Munja	Berha	Berha Akre	Baith	Munja	Berha	New	Old	
Burowlee,	7 8 0 5 0 0	3 0 0 1 8 0	3 0 0 2 4 0	1 0 0 1 0 0	12	5				
Julalee,	8 12 4 5 11 2	3 1 1 1 15 7	5 4 2 3 8 1	1 5 0 1 5 0	14	7				
Bijeygurh,	9 0 0 6 7 6	3 4 7 2 3 1	0 0 0 0 0 0	1 6 9 15 $\frac{1}{2}$	7					
Sasnee,	9 10 4 6 2 3	3 4 7 2 12 0	5 4 2 0 0 0	1 8 6 12 $\frac{1}{4}$	5 $\frac{1}{4}$					
Secundra,	8 13 0 5 11 6	3 0 0 2 5 6	4 6 0 2 10 0	1 2 0 13 $\frac{1}{2}$	4 $\frac{1}{2}$					
Murharuh,	9 3 0 6 3 0	3 3 0 2 7 0	4 9 0 2 11 6	1 2 0 13 $\frac{1}{2}$	4 $\frac{1}{2}$					
Akberabad,	8 14 1 5 11 2	3 0 8 2 1 4	4 13 2 3 1 1	1 5 0 14	5 $\frac{1}{2}$					
Gungeery,	8 12 4 5 11 2	2 18 7 2 6 7	4 6 2 2 13 7	1 1 6 10 $\frac{1}{2}$	3 $\frac{1}{2}$					
Puchlanah,	8 5 4 5 11 2	2 11 10 2 6 7	4 2 6 2 8 4	0 14 0 10 $\frac{1}{2}$	3 $\frac{1}{2}$					

Proportion borne by revenue rent rates

8 The deduced revenue rates bear the following proportion to the rent-rates —

In Burowlee	33 per cent less
Julalee	30 * ditto
Secundra	33
Murharuh	33
Akberabad	30

Difference between new assessment and product of revenue rates

9 The difference between the new assessment and the product of the deduced rates is shown below

In Burowlee the new assessment is Rupees 11 more than the sum of deduced rates

Julalce,	...	...	Rupees 3,905 less
Secundra,	...	..	„ 6,603 more.
Murharuh,	...	...	„ 6,024 less
Akberabad,	..	..	„ 2,311 less.

10. The above rates would have been better applied had the scales of Secundra and Murharuh been transposed

I took up the settlement of Secundra first, and knowing that it had suffered severely from the drought of 1245, F S, and wishing therefore to be lenient, I adopted a lower scale of rates than that used by Mr Thornton in similar pergunnahs.

As the settlement advanced, I found however that my rates were somewhat too low.

\* 35 in the Bijeygurh division

On taking up the settlement of the adjoining pergannah of Muharuh, and finding the proportion of irrigation to be the same as in Secundra, and believing the pergannah to be in other respects similar, I endeavoured to correct my error by slightly raising my scale of rates, but I unfortunately overlooked the fact that the proportion of the better classes of soil was much greater in Secundra than in Muharuh.

In short as I became better acquainted with the condition of the two pergannahs, I found that Secundia was in every respect superior to the other, and that the rates which had been found too low for Secundra, would have exactly suited Muharuh.

This oversight has not had any effect in the actual settlement of the assessment of Secundia, as will be seen from statement para 9. It is as much above as that of Muharuh is below the product of my pergannah rates. I merely notice my mistake because if it had not occurred, the jumas would have agreed still closer with the assumed rates than they now do.

#### IV. HISTORY OF THE 5 PERGUNNAHS.

##### 1. Burowlee.

**Position** 11 This talooka, comprising 42 villages, is situated about 15 miles north of Coel, and adjoins Atrowlee and Moorthul.

**Former assessment and present condition.** 12. The rate of the former assessment fell cul 1-1-6 mal 0-15-8. The proportion of irrigation is 52 per cent.

The zemindaree rights are vested in a Rajpoot family of some rank, who hold the elagua with the exception of 5 villages which have been mortgaged. The soil is good, but the estate has been sadly neglected. The zemindars are idle and extravagant; they generally sub-let the villages and take little concern in the management.

There is much culturable waste, and as irrigation can easily be extended, the estate may become very valuable in the course of the new lease. Rapid improvement however cannot be expected under the present managers, but as they are deeply involved in debt, it is not improbable that the property will, in a few years, pass out of their possession, and so far as the prosperity of the cultivating community and the interest of the state are concerned, the sooner such a change takes place the better.

**Claims of moquddums.** 13. The moquddums claimed malgoozaree possession in several of the estates of this elagua, but their claims on the grounds stated in para 66 of this report were rejected. Should my decision in any instance be reversed, and the moquddums admitted, they will pay an increase of 15 per cent. on the new jumas.

New assessment 14 An increase of Rs 7,000 has been imposed, which leaves the rates cul 1-11-4 mal 1-5-0

Rates of adjoining per- 15 The rates of the neighbouring perguntas are—

	Cul	Mal
Atiowlee,	2 1 3	1 12 7
Moorthul,	1 13 9	1 9 .1
Bhumoree Nah	1 10 0	1 1 3

### 2 Julalee

Situation, condition, and 16 Lies south east of Allygurh. It is bound-  
assessment ed on the north by Coel, on the south by Secun-  
dia, on the west by Hatiass, and on the east by  
Akberabad.

The soil is of superior quality, and the proportion of irrigation is 76 per cent. The rate of the former assessment fell cul 2-6-7 mal 2-3-10

17. The tehsildaree of Julalee comprises three sub-divisions or Sub-division component perguntas, viz Julalee, Bijeygurh, and Sasnee, in each of which a separate scale of rates has been adopted

As Mr Wright's report contains a full account of each pergannah, my remarks will be very brief

### Julalee Proper

18 Is the eastern division Assessment. Its assessment, with the exception of the villages settled under Regulation 7, was light, but the large reductions in these have caused a net decrease of Rupees 752, which leaves the rates cul 2-1-2 mal 1-15-1.

### 3 Bijeygurh.

19 This talooka is composed of 24 villages all held by the same proprietor. It lies between Julalee and Sasnee. The former assessment did not require much alteration, an increase of Rupees 932 has been imposed, of which Rs. 432 are obtained from resumed maafee. The rate falls cul 2-2-6 mal, 1-15-1.

### 4. Sasnee

20. Comprises 24 villages Condition and assessment. This talooka was very highly assessed, the rate falling 3-3-11 on the cultivated acre, and 3-0-11 on the malgoozaree. The condition of the villages as described in para. 6 of Mr. Wright's Report clearly shows that this naturally fertile pergannah was suffering severely from the effects of over-assessment; a reduction of Rupees 5,467 has been allowed, which leaves the rates cul. 2-12-0 mal. 2-9-7.

New assessment and rates  
on whole pergunnah

21 On the whole of Julalee there is a decrease of Rs 5,287 leaving the rates cul 2-3-11 mal 2-1-5

Rates of adjoining pergunnahs

22 The rates of the adjoining pergunnahs are—

	Cul.	Mal
Coel,	2 4 0	2 3 1
Secundra, ..	2 1 0	1 14 2
Hatiass, . ...	2 13 0	2 9 9
Akberabad, ..	1 12 0	1 6 10

### 5 Secundra

23 Lies south of Julalee It is bounded on the north by pergunnahs Julalee and Akberabad, on the south by pergunnahs Sukut and Etah in zillah Mynpoorie, on the west by talooka Hussayn, and on the east by Muhaauli

Position  
Former assessment and present condition

24 The rate of the former assessment fell on the cultivated acre 1-14-7, on the malgozaaree 1-12-0 The proportion of irrigation is 62 per cent The pergunnah is very compact, and there is very little diversity of soil The soil is good and the assessment, with the exception of of Regulation VII villages, being low, the people are in comfortable circumstances

25 This pergunnah having suffered severely from the drought of Measures of relief in consequence of deterioration from drought of 1245 F S 1245 F. S, the following measures have been adopted for its relief All reductions of juma have been allowed to have immediate effect

Immediate remissions have been given in particular cases without permanent reductions Progressive jumas have been fixed where the deterioration was great, and in no case is any increase to be demanded until the second year of the lease viz 1248 F S

These arrangements will, I have no doubt, in a couple of years restore the pergunnah to its former prosperity.

26 When the new assessment shall have reached its maximum, New assessment and rates the increase, inclusive of maafee, will be Rs 10,455, which leaves the rates cul 2. 1. 0 mal. 1 14 2

Rates of the adjoining pergunnahs

27. The rates of the neighbouring pergunnahs are—

	Cul.	Mal
Julalee, ...	2 3 8	2 1 2
Akberabad, ...	1 12 0	1 6 10
Sukut, ...	2 0 2	1 10 0

Hussayn,	.. .	2	6	7	2	3	6
Mulharuh,	.. .	1	15	9	1	11	5

6 *Mulharuh*

28. Lies east of Secundia It is bounded on the north by Akberabad and Bilram, zillah Budaon, on the south by Position Juleysui, zillah Muttia, on the west by Secundia, and on the east by Mustafabad and Etah, zillah Mynpoorie

29 The rates were cul 1-15-7 mal 1-11-5 The proportion of irrigation is 63 per cent This pergannah resembles Former assessment and present condition Secundra, but is inferior in quality of soil, and was comparatively higher assessed There is also a greater diversity of soil, the lands in the Rustumnuggur elqua and the western villages being considerably superior to talooka Himmnuggur and the estates along the Kilee Nuddee, but as these variations were found to be entirely dependant on the irrigation which is also the basis of my rates, I did not consider it necessary to introduce more than one scale for the whole pergannah.

30. This pergannah, like Secundia, suffered severely from the calamity of 1245 F. S, and as the people here had Measures of relief not the same resources to fall back on, the deterioration has been greater than in Secundia The same measures of relief have been introduced in both pergannahs, only to a greater extent in Mulharuh where immediate remissions to the amount of Rupees 12,554 have been allowed

New assessment and rates 31 When the new assessment shall have reached its maximum, the increase, inclusive of mafee, will be Rs 10,901, which leaves the rates cul. 1-15-9 mal 1-11-5

Rates of the adjoining pergannahs 32 The rates of the neighbouring pergannahs are—

		Cul	Mal.
Secundra,	... ...	2 1 0	1 14 2
Akberabad,	... ...	1 12 0	1 6 10
Bilram,	... ...	1 6 6	0 14 9 ]
Etah,	... ...	1 15 7	1 11 4
Mustafabad,	... ...	0 0 0	0 0 0
Juleysui,	... ...	0 0 0	0 0 0

33 The estates belonging to Mr. Gardner and Koer Petumber Estates requiring separate notice Singh, and talooka of Himmnuggur Bijaera in this pergannah, require separate notice.

7 *Villages belonging to Mr Gardner and to Koer Petumber Singh*

34 The villages belonging to the above two zemindars were rated  
 Then high rates not only above the average of the pergannah, but  
 much above any estates in this or the neighbouring  
 pergannahs.

35 Some of these villages have long been in the possession of the  
 Cause of high assessment present proprietors, and the outlay of capital and  
 application of skill having increased, the assets and  
 the jumas on the old principle of settlements were increased in proportion.  
 In other cases the villages, after changing owners with the rapidity which  
 might be expected from the high rate of assessment, have recently been  
 acquired by the present holders.

36 I did not give an abatement in all these villages on the grounds  
 Grounds for reduction that the *present* malgoozars were losers by them.  
 In some instances I know that the estates now  
 yield a fair profit, but when I saw that similar estates all over the per-  
 gunnah were breaking down under a rate of cul 2-6-0 whilst the villages  
 in question yielded cul. 3-15-0 and mal 3-0-0, it was quite evident to  
 me that the existing juma could only stand so long as the villages were  
 held by the present able managers, and that in the event of their here-  
 after falling into the hands of malgoozars possessing less skill and cap-  
 ital, a revision and reduction of assessment must follow.

It was with the view of guarding against such a contingency, and  
 of giving stability to my settlement, and also under the conviction that I  
 was acting according to the principle laid down in paras 93, 94, 95, and  
 96 of the Board's printed circular, that I allowed the reductions detailed  
 below

Village	Former Juma	Rate of former juma		New Juma	Rate of new juma		Decrease
		Cul	Mal		Cul	Mal	
		New			New		
Kuchowra,	5,249	3 15	5 3 2 7	3,900	2 15	1 2 5 6	1,349
Dhowleysur, .	3,410	3 1 0	2 5 11	2,700	2 6	9 1 14 0	710
Himmupoor Kakamye,	1,135	3 11	2 3 1 7	850	2 9	8 2 5 2	285
Muheyra, . . .	851	3 1 2	2 2 4 6	500	1 12	11 1 7 1	351
Ghirenuh, . . . .	2,005	3 5 9	3 3 6	1,600	2 10	11 2 9 1	405
Horchee, . . . .	2,695	3 0 10	2 10 0	2,400	2 11	6 2 5 6	295
Shahbaspool, . . .	2,002	3 11 8	3 8 11	1,500	2 12	8 2 10 7	502
TOTAL, . . .	17,847	8 7 0	2 14 1	12,450	2 10 8	2 8 8	3897

8 *Himmutnuggur Bryeara*

37. The elqua of Himmutnuggur consists of 20 villages, the soil its condition is naturally exceedingly poor, and as only pucca wells will stand, the irrigation is very limited indeed

Proprietor's claim to nankai allowance 38 The Rajah has hitherto enjoyed a nankai allowance of Rs 4,591, the continuance of which he now claims

The allowance was granted to his father Rajah Hummut Singh by our Government for life with the expressed opinion that the Governor General was "not aware of any substantial reasons for continuing that indulgence after the decease of that person" (namely Hummut Singh) After his decease however, the Board of Commissioners did continue the grant, or at all events directed that no alterations should be made in the assessment

39 Putting aside the order of the Governor General above quoted, the Rajah can establish no valid title to the nankai, and as Not established that order expressly limited the indulgence to the life time of Rajah Hummut Singh, the right to enjoy it ceased with his life

40 But although the present proprietor cannot establish his right to the deduction claimed, there are reasons which Grounds for leniency in new assessment induced me to be lenient in fixing the new juma

In the first place, to attempt to bring the assessment up to the pergunnah standard would bring inevitable ruin on the Rajah, whose rank requires a liberal expenditure His present juma is Rs 5,709, rates cul 0-13-1 mal 0-10-9, my pergunnah rates would nearly treble his assessment

In the second place, the soil of his estates is undoubtedly worse and more difficult to be improved than any other portion of the pergunnah

In the third place, the Rajah, although not an able manager, is a very indulgent landlord

Principles on which the new assessment has been fixed 41 What therefore I cannot admit as a right I propose to grant him as an indulgence

The juma of his elqua on the principles according to which the rest of the pergunnah has been assessed is Rupees 12,836, rates cul. 1-13-9 mal. 1-8-3.

From this inconsideration of the circumstances above mentioned, I make a further deduction equal to the nankai allowance claimed of ... ... ... Rs 4,591 Leases for the new juma .. .. .. , 8,245

Being an increase of . . . . .	,, 2,536
Or including maafee of . . . . .	,, 2,800
And leaving the rates cul 1-3-2 mal 0-15-7	

*Situation, condition and assessment* Proprietor not entitled to further deduction from juma even if right to nankai can be proved

42 This deduction must not be lost sight of because if the Rajah or his heirs should hereafter obtain an acknowledgment of their right to the nankai allowance, they will not therefore be entitled to any abatement of assessment

### 9 Akberabad

43. Lies east of Julalee and north of Secundia and Murharuh To the north one of its component pergannahs Gungeery touches on Atrowlee and Elhumoojee Nah, and its extreme eastern sub-division Puchlanah adjoins Biham in the Budaon district The soil is very variable, the proportion of irrigation is 53 per cent The rates of the former juma fell cul 1-12-5 mal 1-7-1

44 The tehsildaree of Akberabad comprises three sub-divisions, viz Akberabad proper, Gungeery and Puchlanah, to each of which a separate scale of rates has been applied.

#### *Akberabad proper*

45 Is the western division and the best of the three It resembles Secundia and Murharuh, and there is not much difference in the rates of these 3 pergannahs The proportion of irrigation is 59 per cent, and the rates after an increase of Rs 1,679 fell cul 1-14-6 mal 1-12-6

### 10 Gungeery

46 Lies between Akberabad and Puchlanah It is very inferior to Akberabad. The proportion of irrigation, throwing out the lands on the banks of the Kallec Nuddee which are inferior to the totally unirrigated soil, is only 31 per cent, and the nature of the soil is generally light and sandy; but for minute particulars I beg to refer you to Mr. Wright's report, after an increase of Rs 1,922, the rates fell cul. 1-9-7, mal. 1-3-4.

### 11 Puchlanah

*Situation, condition and assessment* 47. Lies in the north east corner of this district, and is far beyond comparison with any other pergannah in this district.

The proportion of irrigation, including the land irrigated from streams, is only 39 per cent.

Although the rates were so low as cul 1-8-2, mal 0-14-5, yet an increase of only Rs 70/- has been demanded, and seeing how signal-ly the attempt to raise the assessment failed in 1222 F S, Mr Wright, in my opinion, acted judiciously in leaving the juma nearly as he found it. An increase of assessment in those bhoor or unirrigated estates will always be attended with great risk, for the labour of bringing the crops to maturity is so great, and a remunerating return so uncertain, that nothing but the lowest rent-rates will induce the cultivators to remain in their villages, and particularly now, when the recent depopulation of the country has thrown so much good land out of cultivation.

#### 48 Low as the rates of Puchlanah are, they will bear comparison

Its rates compared with those of neighbouring per-gunnahs in Budaon with those of the adjoining pergunnah to the eastward Bilram in zillah Budaon only gives Rupees cul 1-6-6, mal 0-14-9. Soion only 1-8 10 0-15-11, Sirpoorah, zillah Mynpooree, only 0-12-9 on the mal-gunnah acre

In short I believe that the tract of country including Gungeer and Puchlanah of Allygurh, the Budaon pergunnahs on this side of the Ganges, Umceipoor, Sabawn, Burnah, and Sohai of Mynpooree, and Putcallee and the western part of Azimnuggur in Furuckabad, will be found to be inferior in soil and lower in rates than any part of the Dooab.

New assessment on the whole pergunnah 49 On the whole of Akberabad there is an increase of Rupees 4,305 The rates are cul. 1-12-7 mal. 1-7-4

Rates of adjoining per-gunnahs 50 The rates of the adjoining pergunnahs are—

Julalee,	..	...	2	3	8	2	1	2
Secundra,	.	...	2	1	0	1	14	2
Murharuh,	..	...	1	15	7	1	11	2
Aitrowlee,	...	...	2	1	3	1	12	7
Bhummoree Nah,	..	...	1	10	0	1	1	3
Bilram,	..	..	1	6	6	0	14	9

#### V REMARKS ON NEW ASSESSMENT AND RATES

Tabular statement shew-ing alterations of assessments and rates in each division of country to which a separate scale of rates has been applied.

51. The following statement shows in detail the alterations of assessment and rates in every division of country to which a separate scale of rates has been applied.

Pergunnah	Rates of former juma				Increase	Decrease	Rates of new juma				Percentage of irrigation
	Cul	Mal					Cul	Mal			
Burowlee,	1 4 0	0 15 8			7,000		1 11 4	1 5 0			52
Julalce,	2 2 7	2 0 4				752	2 1 2	1 15 1			67
Sasnee,	3 3 11	3 0 11				5,467	2 12 0	2 9 7			91
Bijeygurh,	2 2 5	1 14 10			932		2 2 6	1 15 1			76
Secundra,	1 14 7	1 12 0			10,455		2 1 0	1 14 2			62
Murharuh,	1 15 7	1 11 2			10,901		1 15 9	1 11 5			63
Akberabad,	1 14 10	1 12 8			1,679		*1 14 6	1 12 6			59
Gungeery,	1 8 0	1 1 2			1,922		1 9 7	1 3 4			42
Puchlanah,	1 8 2	0 11 5			704		1 8 7	0 14 10			39

52 To judge correctly of the new

To judge of rates pergannahs which assessment by the test of rates it is  
adjoin should be separated from those \* necessary to separate the pergannahs  
which are detached which adjoin and resemble each other  
from those which are detached and different in soil

53 The pergannahs which adjoin and re-  
Pergannahs which adjoin semble each other are—

	Rates of new assessment				Irrigation
	Cul	Mal			
Bijeygurh,	..	..	2 2 6	1 15 1	76
Julalce,	..	..	2 1 2	1 15 1	67
Secundra,	.	...	2 1 0	1 14 2	62
Murharuh,	..	..	1 15 9*	1 11 5*	63
Akberabad,	.	.	1 14 6	1 12 6	59

And the variations in their rates are not greater than the different  
proportions of irrigation can explain

Pergannahs detached 54 The pergannahs which are detached are—

	Rates of new assessment				Irrigation
	Cul	Mal			
Burowlee,	.. . . .	1 11 4	1 5 0		52
Sasnee,	.. . . .	2 12 0	2 9 7		91
Gungeery,	.. . . .	1 9 7	1 3 4		42
Puchlanah,	.. . . .	1 8 7	0 14 10		39

Burowlee is rated lower than the adjoining pergannahs, but the increase imposed is considerable

\* These rates would have been higher, but for the moderate assessment of Himmattuggur, vide para 41

Sasnee has still high rates, but the extent of mitigation is unparalleled, and the people are perfectly satisfied with the reduction obtained.

Gungeer and Puchlanah resemble nothing in this district, and their rates must be tested by those of the pergannah to the eastward detailed in para 48.

#### VI MAAFEE LANDS

Statements shewing cases disposed of and remaining

55. The following statement will show how the maafee lands have been disposed of.

Pergannah	Resumed		Passed for life		Passed permanently		Left for further investigation	
	No of cases	Land in acres	No of cases	Land in acres	No of cases	Land in acres	No of cases	Land in acres
Burowlee,	129	506						
Julalee,	763	1,974			51	90	5	30
Secundra,	1,536	4,624	66	122	17	39		
Murharuh,	2,822	7,253			1	8	50	1,631
Akberabad,	859	2,058	4	18	19	27	21	1,892
Total,	6,109	16,415	70	140	88	164	70	3,502

56. All lands under 10 beegahs have been investigated, and a prospective assessment has been fixed on the uninvestigated lands. Under 10 beegahs As all the maafeedars who could be considered fit objects for charity have been retained in possession at favourable rates, I have not thought it necessary to recommend that any be pensioned.

#### VII ORCHARDS

57. There has been some variation in Mr Wright's proceedings and mine as to Orchards. Where no cultivation was produced under the trees I left the land unassessed, but fixed the rate of rent and revenue which the cultivator and malgozar should hereafter pay on the event of the trees being removed, whilst Mr Wright followed the course adopted by Mr Thornton and fixed a low rate of assessment in all Orchard lands. This discrepancy is of very little importance as Mr. Thornton's Orchard rates are so low as to be almost nominal and have never been objected to.

\* The total disposed of including qusba Coal is 17,558 acres

### VIII ZEMINDAREE CLAIMS

58 These claims were generally preferred by parties who could prove no possession, but who asserted that they had <sup>Not worthy of admission</sup> sometime or another been on the receipt of some sort of malikanah allowance from the actual holders, so indefinite a plea was, of course, not regarded.

### IX MOQUDDUMEE OR DAKHEELKARY CLAIMS

<sup>Nature of</sup> 59 These are claims to malgozaree occupancy under the recorded zemindars, on the grounds of long possession.

<sup>Point to be determined.</sup> 60 The point to determine was, whether the occupancy of the claimants was founded on original right or merely dependant on the will of the recorded zemindars.

<sup>Claims admitted.</sup> 61 When the claimants were able to prove possession so far back as could be traced, and it was evident that the sole zemindaree management had rested with them (that is to say that they had built wells, advanced tuccavee, collected the rents and paid the revenue through the recorded malgozais) their claims were admitted, and they were retained in malgozaree occupancy, paying as heretofore the juma through the recorded zemindar who receives a percentage for his profit and trouble of collection.

<sup>Original rights of those claimants</sup> 62 These claimants sometimes styled themselves moquddums, sometimes "dakheelkars." The last is in many cases the most expressive term, for they were not the headmen or representatives of large cultivating communities described in para 209 of the Board's printed circular, but simply zemindars who have contrived to maintain their possession, although not acknowledged in our records.

<sup>Nature of their former tenure</sup> 63 Their tenure seems to have been very indefinite and precarious. In some instances they appear to have retained possession by agreeing to every increase of juma which the recorded zemindar chose to demand. In others we find them so far back as can be traced, occupying at the same juma without a lease or written document of any kind, although the recorded zemindaree may in the *interim* have undergone various transfers.

<sup>Present rights</sup> 64. The rights of the above claimants as now acknowledged, are understood to be heritable but not transferable.

65 There were few claims of the above description preferred in this year's settlement, but there are no doubt many instances of the kind in which the real proprietors having been ousted from the management by our paper zemindars, the descendants of the former have quietly sunk down into cultivators and lost sight entirely of the rights which their ancestors enjoyed

66 It sometimes happened as in the cases of Burowlee and Bijaygurh that, although the claimants had generally held the malgoozaree as teekadars of the recorded zemindars, yet the zemindars had occasionally exercised the office of malgoozars themselves, or dispossessed the moquddums in favor of other sub-tenants. In such cases the malgoozarce was left at the disposal of the recorded zemindars, and the claimants were merely kept in possession of their field occupancy at moquddumee rates

## X PROPRIETARY TENURES

67 It has been well remarked by a settlement officer of Icputo that tenures are for the most part in a state of transition from zemindaree to putteedaree or bhyacharee. If we consider pure zemindaree and bhyacharee as defined by the Board of Revenue to be the boundaries or extremes, we will find that all other tenures are merely intermediate steps gradually removing from the zemindaree and approaching to the bhyacharee.

68 When a zemindar takes one beegah of land into his own cultivation, the first step towards the change has been made.

When his descendants for their own convenience separate their land and divide the responsibility by the bachel process on the extent of seer held by each, the tenure has changed from zemindaree to putteedaree, and again when their descendants have increased so as to occupy the whole lands of the village, the tenure has become bhyacharee.

Nor do the changes stop here, for when the bhyacharee brethren may multiply to such a degree as no longer to be able to support themselves and pay the revenue from the proceeds of the village, we shall see the estate by private or public sale reverting at once to the simple zemindaree tenure, and recommencing a series of revolutions such as I have attempted to describe.

Of course few or no estates have undergone precisely the above changes, for in many instances the pure bhyacharee can never be attained, and a hundred circumstances may occur to retard its progress or to throw

the estate back at once from one of the earlier stages of puttcedance to primitive zemindairce All I mean to say is, that the law of inheritance and the system of minute fractional sub-divisions of land, when not checked by other agents, tend to cause the above process of transition

## XI RIGHTS AND RENTS OF CULTIVATORS

*Divisions* 69 The two distinctive divisions of cultivators are *proprietary* and *non-proprietory*

*Proprietary cultivators, their tenures and rights* 70 The rights of proprietary cultivators are well defined.

They cultivate without paying rent, being responsible by bach,h, or they cultivate at fixed and favourable rates, or hold under both the above tenures paying a low rate of rent, and being also responsible by bach,h

They have the right to transfer their holding by sale or mortgage, but in many cases that right cannot be exercised in favor of a stranger without the consent of the whole proprietary community.

*Non-proprietory cultivators.* 71 *Non-proprietory* cultivators include three denominations

*Then denomination,* 72 *Mouroosee*—hereditary—or cultivators long resident in the village, *Naoabad* cultivators recently located, and *Pahee kusht* or non-resident cultivators

73 In this district these three designations merely denote residence, and do not convey any distinctive right or privilege. It is a mistake to suppose that the title *Mouroosee* implies the right to cultivate at fixed rates, and that the other designations are applied to cultivators wanting that right. In the pegunnahs just settled whole villages are occupied by cultivators styled *Mouroosee*, whose rates and fields are changed every year, and on the other hand *Pahee kusht* cultivators are found, whose rates have not been changed for a length of time, and who are acknowledged to possess just as strong a right of occupancy on their fields as any hereditary cultivator

*Cultivators occupying at fixed rates entered on separate khuteonees* 74 Separate khuteonees have been drawn up shewing the names of the occupants and the numbers of the fields which have for a length of time been held at fixed rates, and the zemindars have been bound not to alter those rates without the consent of the holders.

### XII. ADMINISTRATION PAPERS

75 The paper of contribution or *Furd Thoke*  
 List and description of *Puttee*, shows the holding and liabilities of all the sharers, the mode of collecting the rent and paying the revenue

The rental or *Furd kasht* prepared after the settlement, and to which due publicity has been given, shows the holdings and rent of every cultivator in the village. The khuteonees alluded to in para 74 show the cultivator's holding and fields held at fixed rates

All the other points connected with the future administration are contained in the record of customs, or *Furd Dustoorat*, which provides for the succession of malgoozars, rights of private transfers, transfers for balances, reoccupancy of defaulters or absconders, rights of grazing, orchards, bunjur, rents, village expenses, and every other contingency which could be foreseen

The only subject in the above list requiring separate notice is

### XIII. TRANSFER FOR BALANCES.

76 I am afraid that sufficient attention is not Sufficient attention not bestowed on the administration of the law regarding the transfer of component puttees in estates where a portion of the lands is held in common

77. A hasty and indiscriminate enforcement of that law will, in many cases, have the effect of bringing in a few years the whole mehal into the possession of the most powerful and influential sharer  
 Effect of an injudicious enforcement of the law

78. Suppose for instance that A B C D, zemindars, hold four distinct puttees, and that they hold besides 100 acres in common, that the juma of the mehal is Rs 400, and that they pay 100 Rs. each. A, the most powerful of the four, seizes on the whole of the proceeds of the 100 acres. B C and D, deprived of their share of the proceeds of the land held in common, cannot pay their portion of the revenue. Their puttees fall into arrears. A pays the arrears, obtains the puttees of B. C and D, and becomes possessor of the whole mehal by paying a balance which he himself caused  
 Example of its abuse

79. The remedy, where there are grounds to suspect collusion, is very simple. All that is required, is to throw the responsibility on the integral mehal instead of on its component parts. A would then, to save his own puttee, pay the balance or refund to B C and D. the proceeds which he had unjustly appropriated.  
 Remedy

## XIV SETTLEMENTS UNDER REGULATION VII OF 1822

80 The reductions of assessment are chiefly in great reduction necessary in villages so settled the villages which had been settled under the above Regulation

Out of 37 villages so settled in Julalee, Secundia and Muharuh, 35 required reductions of revenue These reductions amount to Rs 6,440 on a juma of Rs 47,583.

81 The strikingly high rates of these villages as compared with the rest of the pergannah, at once excited the suspicion Deteriorated condition of these villages of over-assessment, and the condition of the estates proved that such was the case In several instances these settlements broke down immediately, and an abatement of juma, although an insufficient one, in some measure relieved the proprietors In others heavy balances had accrued, and in the remainder the revenue was paid by means of private sales and transfers, forced on the proprietors by the pressure of the Government demand

82 The system of settlement under Regulation VII undoubtedly tended to cause over-assessment, but that system, Mode of assessment pursued in Allygurh district faulty as it was, had no fair play in this district where the settlement officer, when he was not satisfied with the juma which his papers warranted him to demand, was in the habit of appointing native assessors for the express purpose of raising the estimate of assets

83 That under such a method of settlement some estates should have broken down, and others should now exhibit Result to be expected therefrom marks of over-assessment, is not to be wondered at The matter for surprise is that the whole have not been received long ago

84 The above remarks apply to pergannahs What pergannahs the above remarks apply to. Secundia, Julalee, and Akberabad. In Murharuh where a different officer conducted the Regulation VII settlements, the assessments are low and fair

## XV PRESENT SYSTEM OF SETTLEMENTS

85 One of the most evident advantages of the present system of settlement is the certainty with which it brings to light any great inequalities of assessment Advantage of an equalizing assessment.

86 The 24 examples below from one pergannah—Secundra—will serve to shew how some of these inequalities have been disclosed and corrected, as well as the precision with which the deduced rates can be adhered to. Illustrated by 24 examples from Secundra with remarks

The rate on the whole pergannah is cul. 2-1-0 mal 1-14-2.

*Villages before under-assessed*

Village	Former juma	Rate of former juma			Jumas of deduced rates	New juma	Increase	Rate of new juma								
		Cul.	Mal.	Dec.												
Amree,	160	0	14	4	0	6	9	457	430	260	1	7	2	1	1	9
Aychota Saadutpool,	375	1	2	4	1	1	5	669	650	275	1	15	10	1	14	2
Billai,	240	0	15	10	0	15	5	446	430	190	1	12	2	1	11	8
Buhadupool,	450	1	6	7	1	5	10	663	610	160	1	11	7	1	13	8
Bhutukui,	550	1	2	6	1	0	6	920	850	300	1	12	7	1	9	5
Chundunpool,	611	1	2	10	1	0	9	892	850	239	1	8	7	1	5	11
Deywui Punukui,	175	0	13	3	0	12	10	321	300	125	1	6	0	1	6	0
Gunowlee Kishunpool,	750	1	6	11	1	6	7	1,114	1,000	250	1	14	1	1	13	1
Imiutpool Asadpool,	1,000	1	9	8	1	7	10	1,321	1,321	321	2	1	0	1	15	7
Nuglah Chumai,	160	1	3	1	1	2	10	250	220	60	1	10	3	1	9	11
Puharpool,	151	0	13	1	0	11	0	384	350	199	2	6	11	1	9	9
Ruttunpoor Husunpool,	600	1	2	11	1	2	4	926	926	326	1	13	2	1	12	4
Ruzapoor,	200	1	7	11	1	7	8	326	300	100	2	3	9	2	3	7
Thatpoor,	20	0	6	2	0	5	5	72	60	10	1	2	5	1	0	3
TOTAL RUPLES,	5,442	1	3	2	1	1	8	8,761	8,287	2,845	1	18	2	1	10	6

Although in some instances the jumas of the above villages have been nearly trebled, yet the malgozars engaged without a murmu, and the assessments are allowed to be fair. Most of these estates are held by the Canoongoes and their relations or by wealthy proprietors, who through their interest with the local pergannah officers, were able at former settlements to conceal the assets of their estates, and would no doubt have been equally successful in procuring an unfairly favourable assessment now had their jumas been fixed on a calculation of assets instead of being tested by the application of general rates to the survey measurement.

*Villages before over-assessed*

Village	Former juma	Rates of former juma			Jumas of deduced rates	New juma	Decrease	Rates of new juma								
		Cul.		Mal.				Cul.	Mal.							
		Cul.	Mal.	Dec.				Cul.	Mal.							
Bhowrui,	550	2	6	3	2	6	3	441	460	90	2	0	2	2	0	0
Bazeedpool Raepoor,	1,306	2	3	5	2	3	4	1,113	1,113	193	1	14	2	1	14	2
Bhysmyee,	1,000	3	4	8	3	2	2	815	775	225	2	8	6	2	6	10
Duriapoor,	470	3	11	2	3	11	2	271	300	170	2	5	9	2	5	9
Goodmye Misreepoor,	1,475	2	13	8	2	12	5	1,194	1,194	281	2	5	3	2	4	0
Khyreea Tappa Agsoolee,	575	2	13	1	2	8	2	485	485	90	2	5	11	2	2	0
Muhammadpool, .	550	2	13	1	2	6	1	363	400	150	2	0	10	1	11	8
Monduh,	1,400	2	9	1	2	2	3	1,012	1,090	310	2	0	0	1	10	6
Beyinduhpoor,	500	2	9	2	2	5	1	367	400	100	2	1	6	1	14	2
Sukee Abootulahpoor, .	1,100	3	0	1	2	14	10	787	850	250	2	5	11	2	4	2
TOTAL RUPLES,	8,926	2	11	7	2	8	10	6,848	7,067	1,859	2	8	0	2	0	3

The unusually high rates of these villages immediately attracted notice, and on enquiry it was found that the revenue was paid from funds raised on mortgages, or that the malgoozars were deeply involved in debt.

In short these were the very cases in which, on account of the difficulty of collecting the revenue and the distress of the people, the peigunnah officers, *without any reference to general rates*, had recommended a reduction of assessment I mention these facts, because it is satisfactory to find the system as successful in practice as it appears sound in theory

#### XVI CONDUCT OF THE OFFICERS EMPLOYED

87 The services of Mr Wright have been noticed with the highest approbation by Mr Thornton in all his reports  
 Mr Wright These services have this year been much more extensively employed than hitherto My interference in peigunnahs Julalee and Akberabad has been limited to consultations as to the rates and aggregate assessment The revision of soils, the apportionment of jumas, indeed all the details, have been managed by Mr Wright

As Mr Wright's report and village remarks will speak for themselves, it is only necessary for me to invite notice to the very able manner in which he has performed the important duties entrusted to him I can with truth say that he has relieved me of half the labor of the settlement, and I have much pleasure in acknowledging my obligations to him.

88 The two tehsildars who have been vested with the powers of Tehsildars Deputy Collector are Gheazooddeen of the Huzoor Tehsil, and Doorgapershad of Secundra They have chiefly been employed in revising the khusrabs and preparing the administration papers, and both have performed the work entrusted to them entirely to my satisfaction

#### XVII CONCLUDING REMARKS

89 In conclusion I have only to say that I have perfect confidence on the stability of these settlements The people themselves are satisfied; in no instance has a juma been refused, and only five appeals have been preferred  
 Confidence on stability of settlement

ALLYGURH  
 Settlement Office, }  
 31st July 1839.

I have, &c  
 (Sd) H. ROSE,  
 Settlement Officer.

P. S The settlement of qusba Coel, comprising the land in and round the town of Allygurh, which was left unfinished by Mr Thornton, has been completed this season, but as the mehal belongs to a different peigunnah and was settled on a different principle, I have not included it in the above report In the qusba there has been an increase chiefly derived from resumed maafee, of Rupees 5,144, so that the net increase from the year's settlement is Rupees 32,518, and the total juma settled Rupees 5,74,793

(Sd) H. ROSE,  
 Settlement Officer

## TO THE COMMISSIONER OF MEERUT

Dated 10th July 1840

SIR,

1 Of the lithographed village forms.  
 2 General statement  
 3 Juma statement for each year of the new settlement  
 4 Statement of village police

The settlement of pergannah Tuppul having been completed, I have the honor to report the results, and to forward the papers as noted in the margin

2 Pergannah Tuppul is bounded on the north by pergannah Jewur, zillah Boolundshuhur; on the east by pergannahs Chundous and Khyr of zillah Allygurh, on the south by pergannah Nohjheel, zillah Muttra, and on the west by the river Jumna

Position, soils and history of the pergannah

The soils are, for the most part, of average quality, intermixed with sandy tracts of inferior value, those diversities are somewhat more common in the northern parts of the pergannah, while to the south the turaee of the Jumna presents altogether a different feature. The extent of these low grounds is equal to about one-fifth of the entire pergannah, and will be separately noticed

This pergannah more than any other in the district, appears to have been possessed exclusively by a family of Jats, who originally settled in the village of Sihundeea, but who have, in a succession of generations, spread themselves even beyond the limits of the pergannah. Several estates continue to be held as the common property of the heads of this Jat family. The generality of the population are therefore Jats, and only a few estates are owned by people of other tribes, and the tenures are mostly bhyachara.

The jumas paid by these people under the late Begum's rule, can be taken as no criterion of the capabilities of the estates, nor have I found any records in the Canoongoe's possession, or in fact any other documents that have been of the smallest assistance in determining the new assessment. Misrule was evident, and rights seem to have been very lightly regarded by the late Begum Sumoo and her officers.

3. The survey of the pergannah under Captain William Brown, commenced in October, and I consider it necessary Survey and revision of khusrahs to superintend the testing of it, as far as practicable, in person I caused the revision of the khusrahs to keep pace with the survey, and as the measuring ameens had not been accustomed to the same classification of soils as obtained in this district under Captain R Wroughton, and which, for the sake of uniformity, I thought proper to preserve, some delay resulted from the necessity of having the khusrahs examined by experienced purnal officers.

Upon examining the former assessments of the pargunnah, calculated upon the area given by the khusrah Remarks on former and survey returns, it was found that in the aggregate the rates were pretty fair. A considerable difference has necessarily been discovered between the regular survey and Mr. Thornton's shoodkar measurement, but that able officer appears to have made allowances, and as far as the aggregate revenue of the pargunnah is concerned, my work has chiefly been to distribute the assessment equitably upon the estates forming the total pargunnah area, and by setting aside undue influence, this has been accomplished.

An addition of 2,896 Rupees has been made to the former juma, and the following statement shows how this financial result has been obtained—

Former juma.	New juma		Total new juma	Increase	Decrease	Different increase
	Khalsa	Maafec				
1,15,310	1,17,586	620	1,18,206	4,584	1,685	2,896

The following statement shows the comparative rates of the old and new juma with the per centage of irrigation—

Former juma	New juma	Rate of old juma on		Rate of new juma on		Proportion of irrigation	Remarks
		Cul	Mal	Cul	Mal		
1,15,310	1,18,206	1 15 6 $\frac{1}{4}$	1 4 7 $\frac{1}{2}$	2 0 3 $\frac{1}{4}$	1 3 2 $\frac{1}{2}$	33 per cent	This proportion is much under the reality, vide reasons in the body of the report

The rates of the new juma differ but little from the former ones, and, with reference to the rates of the adjoining pargunnahs, will not be found oppressive.

Per acre	In pargunnah Jewur, zillah Boolundshuhur,	2	1	6	1	25
	In pargunnah Chundous, }	1	14	10 $\frac{1}{4}$	1	12 9 $\frac{1}{4}$
	In pargunnah Khyr, }	2	2	2 $\frac{1}{2}$	2	0 4 $\frac{1}{2}$
	In pargunnah Nohheel, zillah Muttra,	2	7	4	2	1 3

Since the summary settlement in 1243 F. S, the cultivation of the pargunnah has improved. The culturable waste land is very extensive,

but the greater portion lies in the tracts of the Jumna, and will be separately noticed. The people, for the most part, do not appear to be in extensive difficulties. This may be attributed in a great degree, to the difficulty experienced by the zemindars during the late Begum's rule, of procuring loans, owing to the insecurity of re-payment, and it has had this good effect, that the people have been saved from debts to Beoharias, which prevail to so great an extent in other portions of the district. The formation of pucca wells does not seem to have been common since the summary settlement, but this may be attributed to a knowledge the zemindars possessed of the near approach of the regular settlement, and the formation of cutcha wells during the past season, was put off until the survey and subsequent partition were completed. This will account for the low percentage of irrigation, on the other hand, the quantity of culturable waste I have reason to think, has been over-estimated, and though strictly speaking, the lands so classed may be called culturable, a large portion are not likely to come under the plough during the term of the new settlement, and the greater quantity not till half the term shall have expired. While, therefore, these have not been entirely omitted in my calculations, they have influenced them only in proportion to their probable value. I took every opportunity of convincing myself on every occasion of doubt and difficulty, by a personal inspection, and I visited most of the estates in the course of the season. The new engagements have been taken for 20 years, to commence from 1248 F S, and for those estates wherein a reduction has been found advisable, a recommendation has been submitted and approved of, that the reduced demands may be allowed to have effect for the current year 1247 F S, while those few estates which have had an increase imposed on them, have 2 years more at the present juma, and during this term it is fairly to be expected that they will be prepared to meet the increase. In those estates where, from peculiar circumstances, the people are in debt and difficulty, a progressive demand for the first two years of the new settlement has been allowed, and by these and every other means at my command, the prosperity of the pergannah has been studied, by which the true interests of Government and the people are most likely to be permanently advanced. In all matters of detail, I have been guided by the principles which have been laid down for general observance.

The rates I have assumed approach as near as possible to those Assumed average rates of Mr. Thornton, and I may take this opportunity to remark, that I have endeavoured to preserve uniformity by following Mr. Thornton's system as closely as possible, except where alterations for the better have been directed. The rates are as follows.—

Irrigated			Non-irrigated			Bunjur	
Barah	Munja	Berha	Barah	Munja	Berha	New	Old
8 12 4 $\frac{1}{2}$	5 11 2 $\frac{1}{2}$	3 1 1 $\frac{1}{2}$	4 6 2	8 1 1 $\frac{1}{2}$	1 12 2 $\frac{1}{2}$	0 14 2 $\frac{1}{2}$	0 5 2 $\frac{1}{2}$

A reduction of 30 per cent has been made from these rates, and the total difference between the new assessment and the amount by average rates, is an increase of the latter over the former, of Rupees 3,111. The minute admixture of inferior with the better soils did not admit of separate classification and rates, for the former do not lie in continuous tracts, but each estate has more or less in its area.

6 Mr Thornton suggested the idea of making a separate settlement of these culturable waste lands, situated on Remarks on turaee land the valley of the Jumna, should the zemindars fail to bring them into cultivation. This, for several reasons, I have not considered necessary or proper. In the first place, I do not believe it to be the fault of the zemindars that they are waste, but that it is owing chiefly to a want of fertility in them, a want of the means of irrigation, and the great difficulty of breaking them up in consequence of the Jumna not overflowing them now as formerly. In the second, I doubt very much the facility of getting farming offers, except perhaps in some few cases where private enmity might induce to a few limited durkhasts; and in these cases it is a very doubtful point whether the offers would have been more than mere grazing could have afforded, and whether the lands would be used for any other purpose except the sale of the thatching grass and other spontaneous productions. Under any circumstances, I do not believe these lands are likely to be broken up during the term of the new settlement, and seeing that I have taken them into consideration in my calculations at sums very nearly approaching to those which I think could have been got from farmers. That farmers are less likely to exert themselves than the zemindars themselves, and seeing also that I have no reason to believe the zemindars have wilfully kept them waste, I cannot do otherwise than recommend that my proceedings be upheld on this particular subject.

I may here observe that the opinions I have expressed have reference to the existing state of things, and the present difficulties in the way of irrigation. If artificial means be employed, and a canal be cut from Rampore in the Boolundshuhur district to Pukhodna in pergunnah Tuppul, where it would again fall into the Jumna, a tract of country in length about 20 miles, with an average breadth of about 6 miles, would become well cultivated and of great value. In this case,

a distinct arrangement would be necessary As however it may be considered as scarcely a legitimate subject for a settlement report, I will restrict myself to the above remarks, at the same time respectfully recommending it as a measure of great advantage to Government, and the people at a comparatively trifling cost, and trust it may meet with the consideration of higher authority

7. Such claims as were preferred at the time of the summary settlement, and not then settled, but referred for investigation when the regular settlement should come on have been disposed of As far as possible, claims and disputes have been settled by arbitration and where otherwise decided, it has been for the most part with the consent of both parties Notwithstanding that individual rights were but little recognized by the late Begum Sumroo and her officers, these rights, however much neglected, have seldom been entirely forgotten or annihilated, and they have been recorded wherever practicable The summary settlement in 1243 F S put the subject into some kind of shape, which I have now endeavoured to complete, and in which I have been assisted by the village communities themselves, who have become better acquainted with their own rights, and the value of recording them

The family of Chowdrees, zemindars of Sarole, Gangowlee, &c appears to have exercised, during the late Begum's rule, more than due influence over the pergannah affairs, and by means of this influence to have possessed themselves of several estates to which they had no right whatever These estates have been restored to their proper owners, though they cannot come into possession until the expiration of the leases granted by the summary settlement, and which do not expire till the close of 1248 F S

8. These papers have been carefully drawn out, and consist of the thoke puttee or statement of separate liabilities. Administration papers This statement shews the shares of each of the brethren, with the land appertaining to each share, and the revenue due from it, together with the mode of collecting the rents, and dividing the profits diversified according to the circumstances whether the lands of the village have been divided or are held in common.

*The Furdhast or rental*—This paper shows the holdings of, and rents paid by, every cultivator in the village with detail of cultivating sharers—hereditary cultivators, and cultivators, at will. This statement has, in every instance, been carefully published in the village to which it has reference

*The Furd Dustoorat, or statement of prevailing customs*.—This statement provides for the succession of lumberdars, rights of transfer,

transfer for balances, re-admission of absconders or defaulters, grazing, wood, bunjur, rents, village expenses, Kun-koot or mode of division of crops, the mode of measurement, and in fact every other contingency which could have been foreseen. A rental showing the cultivators and rents of maafee lands, has also been drawn out, and thus, with the above papers, has been made binding upon the present people and their successors.

9. The summary settlement left only 3 parcels of rent-free land amounting to 58 acres, and these not being registered, I have disposed of by resumption, though for the present only 27 acres have been assessed, and 31 acres have been left rent-free during the natural lives of the incumbents.

A general resumption of rent-free tenures took place in this pergunnah by the late Begum Sumroo, in 1242 F S 411 acres of land were found recorded in the khusrahs, by the zemindars, as rent-free, in this pergunnah, which have not been recognized as such by the settlement.

As, however, very many of these parcels will still remain with the holders rent-free, and will therefore add nothing to the resources of the zemindars, I have made due allowances in the new settlement. Of these parcels, a smaller number are groves and gardens than in any other pergunnah, and Tuppul is the most wooded of any in this district.

10. The lands held by the village police amounted to 136 acres, and an addition of 493 acres has now been assigned.

Village Police The orders for co-operation with the Collector, and his communication on this subject were received too late to be acted upon; this is of less moment, as the present arrangements preserve strict uniformity for the entire district, and thus pergunnah can be included, without difficulty, in any alterations that may hereafter be found requisite.

11. This tehsildar acted under Mr. Rose with extra powers, and was highly spoken of by that officer. I have found Services of Doorgaper-shad tehsildar Secundra Rao his services extremely useful from the first adjustment of the pergunnah boundaries to the close of the settlement in superintending the preliminary papers, the purtal and such like duties. He is a very intelligent officer, and has been arduous in his endeavours to give satisfaction with the hopes of promotion, of which, in my estimation, he is worthy.

12. The person in charge of this pergunnah is a peishkar, receiving 30 Rs per month. I was unable to avail myself of his services, as he is incapable of being useful from habitual drunkenness. I did not fail to bring his

Remarks on the officiating tehsildar of Tuppul.

character to the notice of the Collector of the district, under the conviction, that it is impolitic to leave the working out of the new settlement to an incapable a man, but he is still retained in the appointment.

The completion of the papers, remaining for the different pergannahs of the district, will, with other duties performed, form the subject of a separate Report, and will be forwarded in the course of a short time.

I have, &c.,

(Signed) W B. WRIGHT,

*Deputy Collector.*

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REPORT  
ON THE  
SETTLEMENT  
OF THE  
DISTRICT OF MORADABAD.

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REPORT  
ON THE  
SETTLEMENT OF THE DISTRICT  
OF  
MORADABAD.

To W J CONOLLY, Esq,  
*Commissioner of Revenue, 3rd Division.*

SIR,

I have the honor to annex the statements of the settlement under Regulation IX of 1833 of the pergunnahs entered in the margin \*  
Surkunah, Moradabad, Seondarahn, Koondarkhee, and Susee Shrowlee, Nirowlee, Bihjoes, Kasdieepoor 2 The statement of pergunnah Juspoor has already been reported  
3 Mr W C Allen had completed the settlement of pergunnah Moghulpoor, and was engaged upon that of pergunnahs Moradabad and Surkunah, when I took charge from him of the settlement office He had not commenced the assessment. His proceedings were confined to the adjustment, village by village, of all zemindariee and other claims that were brought before him

4 These pergunnahs were surveyed according to the old'system, under which the detailed survey included only lands under cultivation or lately abandoned, and the waste lands were surveyed professionally. The amount of waste land being deducted from the total area by the professional survey, the amount of cultivation and lately abandoned land, was obtained A reference to the volumes of professional plans will shew that there is hardly an average variation of one quarter of a beegah per cent between the professional and detailed surveys, and not having a doubt of the correctness of the former, I considered that the almost exact agreement of the two afforded sufficient proof of the correctness of the detailed survey In this belief I made my settlement I am now certain that the professional returns were fabricated to make them agree with the khusrah surveys. I deem it necessary to state this fact plainly as one of which I was igno-

rant when I made the settlements on which I am reporting. It must be understood that none of the preceding remarks apply to the professional survey of the total area which I believe to be essentially correct.

5. The following is the basis of my assessment of the Surkrah per-gunnah. Each village had been taken up in detail by Mr Allen or myself, and the claims to the zemindaries or moquddumee investigated. The putwaries were at the same time required to give in statements of the rates of rent paid by the cultivators of each estate. These statements were tested in the presence either of Mr Allen or myself by enquiries from the cultivators and zemindars. In some estates the rent is paid only in money, in others, with the exception of sugar and cotton lands, only in kind, and in some the rent is partly paid in kind and partly in money. Of the estates immediately coming under settlement, namely the entire pergunnah, with the exception of the rent-free villages, and the following Khalseh villages, Chuk Hurdaspur, Chundoopoor, Sekumpoor, Doondawallah and Moondeea, I found that the cultivated khalseh area, amounting to 51,674 acres, contained only 4,446 irrigated to 47,228 unirrigated acres. From the statements of rent above alluded to, I inferred that the average money rates of rent were 10 annas, 7 annas and 4 annas, respectively, per cutcha beegah, ( $\frac{5}{3}$  of acre) of unirrigated Suwaee, Mutteear, and Bhoor, or Rupees 4, Rupees 2-12-9 and Rupee 1-9-7 per acre. Increasing each of these rates by one fourth, I obtained the three irrigated rates, namely Rupees 5, Rupees 3-8 and Rupee 2. I also ascertained that the average proportion of produce paid as rent in kind was 45 per cent. I considered 45 per cent of the gross produce equivalent to my average money rent-rates.

6. From the above rates I discovered the total rent of the pergunnah to be—

NAME OF SOIL	Acres	Rent-rate.	Total rent
Irrigated. {	Suwaee, ..	2,815	5 0 0 14,075 0 0
	Mutteear, ..	1,410	3 8 0 4,935 0 0
	Bhoor, ...	221	2 0 0 422 0 0
Non-irrigated {	Suwaee, ..	20,164	4 0 0 80,656 0 0
	Mutteear, ..	21,038	2 12 9 58,826 10 9
	Bhoor, ...	6,031	1 9 7 9,648 5 1
	TOTAL, ...	51,674	3 4 2 1,68,577 15 10

7 The actual demand for 1244 F S, of the villages coming under settlement was Rupees 1,13,732-14 The juma last sanctioned by Government was something more, and reductions, then unsanctioned, had been granted in estates of which the former juma had been ascertained to be too high Having read the past history of every village in the pergannah, I satisfied myself that the instances of over-assessment were comparatively very few, and not more numerous than the instances of inadequate assessment Throughout the pergannah the revenue had been easily collected, and the balances were trifling Mr Okeden, who for many years had been Collector, considered the former juma moderate, and I therefore determined to retain it, or rather, I fixed my pergannah juma at Rupees 1,14,000

8 I found that a deduction of 32 39 per cent from my estimated rent (Rupees 1,68,578) was necessary to obtain a juma of Rupees 1,14,000, and by deducting that percentage from each of my rent-rates, I obtained the revenue rates in the following table.—

NAME OF SOIL		Acres	Revenue rate	Revenue
Irrigated {	Suwaee, ...	2,815	3 6 1	9,518 2 4
	Muttteear, ..	1,410	2 5 11	3,337 4 3
	Bhoor, ...	221	1 5 8	298 1 4 5
Non-irrigated {	Suwaee, ..	20,164	2 11 3	54,543 3 3
	Muttteear, ..	21,033	1 14 3	39,781 3 9
	Bhoor, ...	6,031	1 1 4	6,521 3 10
	TOTAL, ...	51,674	2 3 4	1,13,999 15 2

9 I observed no marked natural differences in the pergannah sufficient to warrant a division of it into classes If I had closely examined the pergannah, village by village, I might have been enabled to divide it into classes, but I had not so examined it, and I therefore had only one average set of rates My reasons for the assessment of each village are written in detail It could hardly be supposed that one set of rates should be applicable to every village in a large pergannah, my average rates could not be applicable to every village of this pergannah, and I was aware of the fact I had employed much time in ascertaining the actual average rent-rate of every village in the pergannah, and in my assessment of each estate, I was much guided by the estimated actual rent In assessing villages of which the rent was paid in kind if the pro-

portion of produce paid as rent was 45 per cent, I considered the juma deduced from average rent-rates to be a fair assessment. If I found that the proportion of produce paid as rent was less than 45 per cent of the gross produce, I proportionally reduced my juma deduced from average rent-rates, and if I found the rent paid in kind to be more than 45 per cent of the gross produce, I proportionally increased the value assumed at revenue rates.

10 Having assessed each village in detail, I found that my total revised juma was Rupees 1,16,912. The Commissioner had an impression that I was making my settlement too high. I was satisfied that my first proposed pergannah juma could not be too high, and I accordingly reduced all my jumas to make them amount in the aggregate to Rupees 1,14,000. I subsequently assessed the villages of Chundoopooria, Sekumpoor and Moondeea, at Rupees 2,371, so that my total juma of the original Khalseh by the above account, ought to be Rupees 1,16,371, but it is only Rupees 1,16,147, in consequence of a decrease which I allowed in a village which had been unfairly measured.

11. Summarily resumed tenures have been separately assessed, and their jumas are entered in a separate column in the general statement.

12. In this pergannah also I found the rents partly paid in kind and partly in money, namely, out of 22,450 cultivated acres I found that there were 10,047 acres on which money rents were paid, and 10,270 acres on which rent was paid in kind, and of the remaining 2,133 acres I could not discover the average rent-rates. I found that the actual average money rent-rate per acre was Rupees 3-12-10.

13 I found that the average proportion of the gross produce paid as rent in kind was 44 13 per cent. From a carefully prepared statement of the prices of agricultural staples during the 5 preceding years, and a proportional statement of the distribution of those staples on the different kinds of soil, I discovered the average value per acre of rents paid in kind to be—

	Rs. As. P.
Suwae, ... .. . . . . . . . .	5 1 11
Mutteear, ... .. . . . . . . . .	4 5 4
Bhoor, ... .. . . . . . . . .	1 8 9

Assuming that the above rates shewed the proportional value of the different kinds of soils, putting the value of the irrigated land at  $\frac{1}{2}$  more than that of the unirrigated, and taking the mean of the butaie and money rents, I obtained the following set of rent-rates :—

DESCRIPTION OF LAND		Acres	Rent-rate	Total rent
Irrigated {	Suwae, .	1,119	6 0 3	6,731 0 0
	Muttceai, ...	466	5 2 9	2,410 0 0
	Bhoor, . .	106	1 14 2	200 0 0
Non-irrigated {	Suwae, . ...	8,360	4 13 0	40,232 0 0
	Muttcear, ..	8,877	4 2 2	36,710 0 0
	Bhoor, ...	3,522	1 8 2	5,320 0 0
	TOTAL,	22,450	4 1 3	91,603 0 0

14 The pergannah appeared to be very generally under-assessed, and depending on the correctness of my estimated rent-rates, I considered that a deduction of one-third from my total estimated rent would give a fair pergannah juma. My proposed pergannah juma was, therefore, Rupees 61,069, and I calculated my revenue rates accordingly, and fixed my jumas and took engagements village by village. The villages of Bhoo-briuh, Buha-lungunj, Durhecal and Chuk Ghouldah and Reondah, had not been surveyed. The former juma of the remainder was Rupees 52,368. The increase by my assessment, was certainly great. Mujcedeodeen Uhmud Khan, the most extensive zamindar in the pergannah, appealed against my settlement, and Mr Turner, officiating Commissioner, verbally ordered me to decrease it 10 per cent, I accordingly did so, and my revenue rates, instead of being 66 66 per cent of the rent-rates, became 60 per cent, or—

	Suwae	Muttceai	Bhoor
Irrigated, ... ... ... ...	3 9 9	3 1 8	1 2 1
Non-irrigated, ... ... ... .	2 14 2	2 7 8	0 14 6

15 The remarks in para. 9 relative to the non-division of the villages of pergannah Stukurah into classes, and the mode of assessment, are equally applicable to this pergannah.

There was a strong impression on my mind when I made the settlement of these pergannahs, that in a report on settlement made by the Sudder Board to Government, the Board had strongly alluded to the great outlay that was required to bring uncultivated lands into cultivation, and had on that ground deprecated the system of much enhancing the demand where an excess of culturable land might exist. I thought that the Board had stated that the zamindar, who during the

present settlement might bring waste land into cultivation, was entitled to any profit that might accrue therefrom I have not since been able to discover the source of that impression, but acting under it, I certainly paid less attention to the extent of malgozaree area in each estate than I now think I ought to have paid

16 Each village of this pergunnah was visited in detail by Mr Robert Orr, Deputy Collector under Regulation IX Seondarah of 1823, who wrote his remarks, village by village, on the capabilities of the soil, and general appearance of each estate The rents are almost entirely paid in money From a statement which shewed the average rent-rate of every village in the pergunnah, I found that the rents varied from 4 as to 15 as per cutcha beegh, or from Rupees 1-9-7 to Rupees 6-0 per acre I divided the pergunnah into classes accordingly, as exhibited in the following statement.—

Class.	No of vil-lage,	Cultivated acres	Rate of rent	Rent	TOTAL.
3rd Class	1	11	1 9 7	17 9 5	
	6	500	2 0 0	1,000 0 0	
	13	2,749	2 6 5	6,600 7 5	
	17	2,954	2 12 10	8,277 5 8	
	44	9,719	3 3 2	31,080 8 10	46,975 15 4
2nd Class	2	201	3 6 5	683 9 9	
	17	3,662	3 9 7	13,179 6 2	
	12	3,440	4 0 0	13,760 0 0	
	2	344	4 3 2	1,444 1 4	
	4	1,543	4 6 5	6,790 12 11	35,857 14 2
1st Class	1	582	4 9 7	2,676 9 6	
	9	2,652	4 12 10	12,735 2 0	
	1	452	5 3 2	2,349 7 4	
	4	940	5 9 7	5,263 0 4	
	3	802	6 0 0	4,812 0 0	27,836 3 2
		30,551		TOTAL,	1,10,670 0 8

From the above statement I determined the rent-rates of the different kinds of soils, fixing them in the relative proportion of 3, 2 and 1 on Suwaee and Mutteear irrigated, Suwaee and Mutteear unirrigated and Bhoor irrigated, and Bhoor unirrigated.

To the chunchur land, which was assumed to be cultivated, I applied the mean rate of the class, the rates, therefore, which I obtained were —

Class	Soil	Acres	Rent rates	Rent
First	Chunchur assumed cultivated, ..	205	5 2 1	1,051 11 1
	Suwaee and Mutteear irrigated, ..	3,625	5 12 3	20,900 6 3
	Ditto ditto unirrigated, and Bhoor irrigated, ..	1,464	3 13 6	5,627 4 0
	Bhoor unirrigated, . . .	134	1 14 9	237 8 6
TOTAL, .		5,428	5 2 1	27,836 13 10
Second	Chunchur assumed cultivated, ..	269	3 14 5	1,049 6 1
	Suwaee and Mutteear irrigated, ..	5,410	4 10 4	25,133 15 4
	Ditto dry and Bhoor wet, ..	2,839	3 1 6	8,783 2 6
	Bhoor unirrigated, . . .	672	1 8 9	1,039 8 0
TOTAL, .		9,190	3 14 5	36,005 15 11
Third	Chunchur assumed cultivated, ..	645	3 0 2	1,941 11 6
	Suwaee and Mutteear irrigated, ..	7,996	3 10 5	29,193 11 8
	Ditto dry and Bhoor wet, ..	5,737	2 6 11	13,954 0 11
	Bhoor unirrigated, . . . . .	1,555	1 3 6	1,895 2 6
TOTAL, .		15,933	3 0 2	46,984 10 7
GRAND TOTAL, .		30,551	3 10 1	1,10,827 8 4

It will be seen that the rent obtained from these rates is Rupees 157 (or one pie per acre) more than the first rent from which the rates were obtained. As fractions of a pie are not noted, perfect exactness is not attainable.

17. The villages of Chundrowah and Dhunnoopoordah were not surveyed, in consequence of a boundary dispute on the Rampoor frontier. The village of Ulleepoor Shumspoor was left for settlement with pergannah Bibjoe, to which by situation it more properly belongs. The former juma or actual demand of the pergannah, excluding those villages, was Rs. 79,237, but the juma last sanctioned by Government, and borne on the towzees, was Rs. 83,207. Rs 3,950 was the amount of reductions on twenty one estates supposed to be over-assessed, which reductions had not received the sanction of Government. One Meer Mustafa who

had for many years been Dihuk tehsildar of this pergannah, had, by raising the jumas and by other means, ruined many zemindars, and obtained their estates himself. The pergannah retained the name of an over-awed one. I was satisfied that it was very little, if at all so. Excepting the irrigated lands in the turaen pergannahs, the soil is the richest in the district. There are lands about equally good in Koonderkhee and Sirsee, but they do not preponderate as in Seondarah. It is the best pergannah in the district for wheat and chunna. I found that a deduction of 20 per cent from the total rent would give a juma of Rs. 77,580. That would involve a reduction of Rs. 5,627 on the juma last sanctioned by Government, and I was satisfied that that reduction was sufficient. Moreover, although I was obliged to be guided by the detailed statement which I had obtained of the rent-rates of each village, I was satisfied that the prevailing rents varied from 9 as to Rs. 1 per cutcha beegah, or Rs. 3-9-7 to Rs. 6-6-5 per acre, and that, therefore, the actual deduction from the rent must be nearer 40 than 30 per cent. I held my obtained rates good, rather as shewing the relative than the actual value of different villages. I found the malgozaree area extensive, and knew that it might be considered more extensive than shewn by the statements, for in many estates there is much Dhâk jungle, of which the soil is almost invariably of the very finest description. The fields of wheat, where the jungle has been cleared away, are most luxuriant, but the jungle has all been included under the head of barren waste. Lastly, the peishkar's doul was Rupees 86,707. I had no fear, therefore, that Rs. 77,580 could be too high a demand, and I fixed that sum as my pergannah juma.

18 The grounds of my assessment, village by village, will be found in the village statements. The juma of some estates is rusedee. The mean of my proposed juma of the original khalsah is Rs. 77,537-8, to which must be added Rs. 981 assessed on summarily resumed rent-free lands.

19 These two pergannahs are contiguous, Sirsee, lying to the south west of Koonderkhee; but there are so many villages of pergannah Sirsee scattered throughout the Koonderkhee pergannah, that the Revenue surveyor obtained permission to survey the two as one pergannah. They formed one tehsilee, and I settled them as one.

20 Before the settlement of these pergannahs was commenced, the survey returns had invariably been assumed to be correct. Settlement officers were now made responsible for their correctness, and as by a personal examination of the fields of several villages I had discovered that the statements of the description of soils and the amount of irrigation, were incorrectly entered in the khusrahs, there being no time to have every field examined in detail on the system subsequently pursued in

other pergunnahs, I deputed my Deputy Collector, Sucfoollah Khan, to examine each village and make as correct a statement as was possible, in the time allowed him, of the kinds of soil of each estate. I am satisfied that the soils are as correctly described in these pergunnahs as in any others in the district. There was not time to have a measurement made of any cultivated lands which may have been entered as waste in the survey returns, but I have reason to believe that there was very little of such land.

21 I carefully examined every village in the two pergunnahs, making notes on the spot of the description of the soil and value of the produce, and thence determined the average rate of rent of each estate. I made inquiries, whenever practicable, from zemindars and cultivators, and lastly compared my own estimated rent-rates with the rates in the putwaries papers. I believe that I finally succeeded in obtaining a rent roll very nearly correct.

22 The following is the result —

CLASS.	No of estates	Amount of cultivated land in acres	Rate of rent per acre	Amount of rent
First, . . . . .	2	74	1 12 10	133 5 8
	7	937	2 3 2	2,059 7 2
	15	2,490	2 6 5	5,978 9 6
	14	1,580	2 9 7	4,106 5 8
Total, . . . . .	38	5,081	2 6 8	12,277 12 0
Second, . . . . .	20	3,675	2 12 10	10,297 10 6
	19	3,051	3 0 0	9,153 0 0
	21	4,206	3 3 2	13,450 7 0
	23	3,886	3 6 5	13,216 7 2
	27	5,681	3 9 7	20,445 10 11
Total, . . . . .	110	20,499	3 3 11	66,563 3 7 *
Third, . . . . .	18	4,891	3 12 10	18,595 15 10
	16	2,674	4 0 0	10,696 0 0
	22	4,014	4 3 2	16,850 7 0
	14	3,709	4 6 5	16,323 7 5
	7	2,139	4 9 7	9,837 2 9
Total, . . . . .	77	17,427	4 2 6	72,303 1 0

CLASS	No. of estates	Amount of cultivated land in acres	Rate of rent per acre	Amount of rent
Fourth, . . .	7	1,776	4 12 10	8,528 8 0
	5	773	5 0 0	3,865 0 0
	2	265	5 3 2	1,377 7 2
	1	295	5 6 5	1,593 4 11
	3	434	5 9 7	2,429 15 2
	2	432	6 0 0	2,592 0 0
	2	826	6 6 5	5,287 4 2
	Total, . . .	22	4,801	25,673 7 5
GRAND TOTAL,	247	47,808	3 11 2	1,76,817 8 0

23 Having determined the rent of each class, I proceeded to fix the rates of rent of each particular kind of soil. Although the distinction between perfect Suwaee and perfect Mutteear is very marked, I determined on having the same rate for each. The Mutteear is a soil in which clay predominates, and of which the chief product is rice, unless irrigated, it becomes so hard in dry weather that it cracks, and no spring crops can be grown on it. The Suwaee is clay in which there is a larger proportion of sand than in the Muttecar, and the chief product is wheat. Irrigated Muttecar is the best soil for chunna and, unless liable to be inundated, for sugar-cane. The soil in which chotee juwar, til and oorud are grown simultaneously, is sometimes called Suwaee and sometimes Muttecar. Sugar-cane land is most frequently Suwaee. The rents of Muttecar lands, producing rice only, vary from Rs. 2-6-5 to Rs. 12-12-10 the acre, or from the rate of Suwaee land which produces bajra or barley, to that of Suwaee land which produces sugar-cane. I might adduce other reasons, but I consider that the above are sufficient to shew that I was justified in making no distinction between the value of Suwaee and Mutteear. In other pargunnahs, when less experienced, I had considered the Suwaee more valuable. In pargunnah Moradabad I endeavoured to ascertain the relative value of the rent of each kind of soil from calculations of the average amount and value of produce, my calculations looked well on paper, but I have not recorded them because I have since become convinced of their fallacy in practice\*. In riding over the lands of each village, I was able to observe where lands had been thrown out of cultivation, and made notes accordingly; assisted by which, and by other sources

\* The following are four villages taken at random out of the second class, of each of which the rent per acre averages Rupees 3.

of information, I included in the cultivated khalsch area 1,168 acres of land entered in the khurahs as lately abandoned. There was not time, as I have already observed, for a detailed revision of the survey.

24 One example of the mode in which I determined the rent-rates of each kind of soil in each class, will suffice. Take for instance, the

NAME OF VILLAGE	SUWAEE		MUTTEEAR		Total cultivated acres	Total rent
	Irrigated	Dry	Irrigated	Dry		
Hathhepoor Buhooddeen,	50	35	0	21	106	318
Hosempoor Puchtor,	0	0	1	43	43	129
Khempoor,	53	30	25	16	120	387
Moshumpoor,	10	4	0	9	23	69

Here are given the lands and the rent to determine the acre rent-rates of each kind of soil. They can be determined by a simple equation in Algebra, of which the result proves that the only possible set of rates which can give the total actual rent is the following —

Suwaee		Mutteear	
Irrigated	Not irrigated	Irrigated	Not irrigated
Per acre, 3 0 0	3 0 0	3 0 0	3 0 0

The actual rents of the above villages are paid at various rates both in money and in kind, and an infinite number of sets of rates might be made, which would give the exact rent of any single village of the above four, but no set of rates excepting the constant rate of Rupees 3 per acre, which would give the exact rent of all four.

I will give one more example, selecting villages of the same class, but of which the mean rates of rent are variable

NAME OF VILLAGES	Suwaee		Mutteear not irrigated	Bhoor not ir- rigated	Total cultr- ed acres	Total rent
	Irrigated	Not irri- gated				
Aalumpoor, .. .	22	20	7	10	59	201
Bugeepoor, .. .	49	100	11	4	164	590
Bheekumpoor,	60	50	16	10	136	489
Chuk Mujholee, .	0	6	6	9	21	71

These villages are the four first in the second class in my alphabetical list, in which there are not more than four kinds of soil. The calculations would be more tedious if there were more. The only constant set of rates from which the above correct rents could be obtained are irrigated Suwaee Rs 3-5-0, unirrigated Suwaee Rupees 3-8-7, unirrigated Mutteear Rupees 3-3-7, Bhoor Rupees 1-6-1.

2nd class I applied the mean rate of the class to the chunchur land assumed to be cultivated, and proposed to fix one rent-rate on irrigated Suwaee and Mutteear, one rate on unirrigated Suwaee and Mutteear and irrigated Bhoor, and one rate on unirrigated Bhoor, assuming the most prevailing rate of good irrigated land in the class to be 12 annas per cutcha beegah, of good unirrigated land or of irrigated Bhoor to be 8 annas and of Bhoor to be 4 annas, I determined to fix my three rates in the relative proportion of 12, 8 and 4, or, which is the same thing, 3, 2, 1.

The following is a detail of the cultivated land of the second class —

Chunchur assumed to be cultivated	Suwaee and Mutteear irrigated	Suwaee and Mutteear unirrigated and Bhoor irrigated	Bhoor unirrigated	Total cultivation	Total rent
420	7,955	9,974	2,150	20,499	66,563

420 Acres at mean rate of Rs 3-3-11 = 1,363

20,499 Total cultivation      Total rent      66,563

20,079                          Remain      65,200

#### CALL THE BHOOR RATE $x$

$$7,955 \times 3x + 9,974 \times 2x + 2150x = \text{Rs } 65,200$$

$$\text{Bhoor rate} = x = , , 141833 = \text{Rs } 1 \ 6 \ 8$$

$$\text{Suwaee and Mutteear unirrigated and Bhoor irrigated, } \} = 2x = , , 283706 = , , 2 \ 13 \ 5$$

$$\text{Suwaee and Mutteear irrigated, } = 3x = , , 425559 = , , 4 \ 4 \ 1$$

#### PROOF

Kind of land	Acres	Rate			Rent.		
		Rs.	A	P	Rs.	A	P
Chunchur assumed cultivated, ...	420	3	3	11	1,362	13	0
Suwaee and Mutteear irrigated, ...	7,955	4	4	1	33,850	2	11
Do do. unirrigated & Bhoor irrigated, ...	9,974	2	1	3	28,311	9	10
Bhoor unirrigated, ..	2,150	1	0	8	3,045	13	4
Total, . ....	20,499				66,570	7	1

The total result ought to be Rs 66,563, but greater accuracy than the above cannot be attained where fractions of pies are omitted.

The rent-rates of the first class are —

SOIL	Acres	Rate	Rent calculated by logarithms
Chunchur assumed cultivated, .	125	2 6 8	302
Suwaee Muttecar irrigated, ..	868	3 14 8	3,399 6
Do not irrigated,	2,705	2 5 7	6,353 7
Bhoor irrigated, .	45	2 11 10	123 3
Do not irrigated, .	1,338	1 9 1	2,097 6
Total, .	5,801		12,276 2

The exact rent (vide para 22) is Rs 12,277-12 The Chunchur rate is the mean and the other four are in the relative proportions of 10, 6, 7, 4

The rent-rates of the third class are, chunchur at the mean rate, remainder as 3, 2, 1

SOIL.	Acres	Rate	Rent calculated by logarithms
Chunchur assumed to be cultivated,	538	4 2 6	2,236
Suwaee and Muttecar irrigated, ...	8,876	5 0 10	44,841
Do do unirrigated and Bhoor	6,958	3 5 11	23,447
Bhoor unirrigated, . [irrigated]	1,055	1 10 11	1,775
Total, .	17,427		72,299

The correct rent (vide para 22) is Rs 72,303 The degree of accuracy attained is therefore great

In the fourth class I found altogether only 115 acres of unirrigated Bhoor I was satisfied that there was not a biswah of land in any village of that class paying a less rent than Rs 2-8-0 per acre I therefore fixed the Bhoor rate at that sum, and taking the chunchur at the mean, and the other two in the proportion 3-2, obtained the following —

SOIL	Acres	Rate.	Rent.
Chunchur assumed to be cultivated, ...	85	5 5 7	455
Unirrigated Bhoor, . . . . .	115	2 8 0	288
Suwaee and Muttecar irrigated, . . . .	2,012	6 10 9	13,424
Do. do unirrigated & Bhoor irrigated, ..	2,589	4 7 2	11,515
TOTAL, ...	4,801	5 5 7	25,682

25 The above statements do not include the resumed rent-free land I always made a point of calculating my pergunnah juma independently of that land, because, if I had primarily included it, the statements of collections of former years would not have proved a fair criterion of assessment.

26 The juma of the pergunnahs, when I commenced the settlement, was Rs 1,15,698 The collections were made easily, the zamindars were thriving, the balances were very small, and if there were any villages over-assessed, it appeared to me that there were more under-assessed. Before I had fixed my revenue rates, I determined as nearly as the past history of each village, the knowledge which I had acquired and the estimated rent of each village enabled me to do, a fair juma on every village in the two pergunnahs I found the sum of those jumas to be Rupees 1,15,734 I considered, therefore, that I had good reason to conclude the former juma to be fair, my total rent being Rs 1,76,817 I found that  $176,817 \times 66 = 116,699$ , and I therefore fixed that sum as my pergunnah juma (in preference to  $176,817 \times 65$ ) as I have generally found my jumas fixed in detail have a tendency in the aggregate to fall below, rather than exceed the pergunnah juma, and I therefore expected that my total revised juma (independently of that assessed on resumed lands) would equal the former juma.

The following is the result —

	Juma at revenue rates				Revised juma	
Class First,	..	8,090	...	...	..	8,089
„ Second, ...	43,975	...	...	...	43,909	
„ Third, ...	47,762	..	...	...	50,294	
„ Fourth, ...	16,911	..	...	..	16,770	
		—	,			
	1,16,738	..	...	...	1,19,062	

Excess Rupees 2,324

It will be seen that the excess is only in the third class, and that it is only in villages of the Suroe pergunnah of which the jumas were mostly considerably decreased. Huziutnuggur Gurhee, Phoolsinga, Burahee, Bareepoor, &c, are instances To the utmost of my ability I avoided over-assessing any estate

27 Resumed rent-free tenures are settled at a reduction of 20 per cent from the assessment rate of the original khaleeb of the villages in which they are situated. The settlement is made with the ex-maafedais, who pay through the lumberdars.

28 The administration papers were prepared by Saefoolla Khan, now acting Deputy Collector, then tehsildar and may be looked on as models.

29 After commencing the settlement of pergunnahs Koonderkhee and Susee, I ordered a revision of the khurrah returns of this pergannah, which was superintended by Mr Orr, Deputy Collector, under Regulation IX, at the same time he visited every village, and wrote his remarks on the capabilities of the soil, and any others which occurred to him as likely to guide me in fixing the assessment.

30 I classed the villages as in Koonderkhee, Susee and Seondarah, and fixed my average rent-rates on the same principle. As I have already described the process (para 23, 24) it is unnecessary to repeat it. The following is the result —

CLASS	Acres.	Rent-rate	Rent
Third class, ... ... ...	378	2 0 0	756 0 0
	260	2 3 2	571 7 4
	2,048	2 6 5	4,917 5 4
	1,956	2 9 7	5,083 9 0
	929	2 12 10	2,603 2 2
TOTAL, ..	5,571	2 8 0	13,931 7 10
Second class, ... ... ...	1,088	3 0 0	3,264 0 0
	6,321	3 3 2	20,214 0 6
	3,743	3 6 5	12,730 1 7
	2,651	3 9 7	9,540 13 5
	235	3 12 10	893 7 10
TOTAL, ...	14,038	3 5 2	46,642 7 4

CLASS	Acres	Rent-rate	Rent
First class, . . . . .	4,320	4 0 0	17,280 0 0
	415	4 6 5	1,826 0 11
	239	5 9 7	1,338 2 5
	272	6 6 5	1,741 1 4
TOTAL, ..	5,246	4 3 8	22,185 0 8
GRAND TOTAL, ..	24,855		82,759 9 10

The mean rent-rate of each class is applied to the Chunchur assumed to be cultivated, and the rent-rates of the other three divisions of soils are calculated in the relative proportion of 3, 2, 1, as in the following table —

## RENT-RATES OF PERGUNNAH SIROWLEF

NAME OF SOIL	FIRST CLASS			SECOND CLASS			THIRD CLASS			TOTAL RENT		
	Acres	Rate	Rent	Acres	Rate	Rent	Acres	Rate	Rent	Class	Rent	
Chunchun assumed to be cultivated, " " " " "	115	4 8 8	486 5 8	721	3 6 2	2395 13 2	483	2 8 0	1207 8 0			
Surree and Murteer irrigated,	761	6 0 0	4563 0 0	2122	4 13 6	10278 7 0	490	4 0 0	1960 0 0	1	22,174	5 8
Ditto ditto not irrigated and Bhooir irrigated, " "	4191	4 0 0	15764 0 0	9837	3 3 8	31765 5 0	3463	2 10 9	9252 11 3	2	46,632	2 10
Bhooir not irrigated, " "	179	2 0 0	358 0 0	1358	1 9 10	2192 9 8	1135	1 5 4	1513 6 4	3	13,933	8 7
<b>Total, "</b>	<b>5246</b>	<b>0 0 0</b>	<b>23174 5 8</b>	<b>14098</b>	<b>0 0 0</b>	<b>46632 2 10</b>	<b>6571</b>	<b>0 0 0</b>	<b>13938 8 7</b>	<b>Total</b>	<b>82,740</b>	<b>1 1</b>

Avoiding fractions of pias it is impossible to obtain exact rates.  
The exact rates are—

6 003222	4 844626	4 004784
4 002148	3 229834	2 669656
2.001074	1 614942	1 334928

The deficiency of Rs 19 arises from avoiding fractions beyond pias.

31 After having prepared my statements and calculated my rates of rent, I made the following note "The juma of this pargannah is Rs 50,981, from which has been made a deduction of Rs 4,426, which has not yet received the sanction of Government. If I were to make a deduction of one-third from the ascertained rent, the juma would be Rs 55,173, and that sum would be a fair demand. The reduction of Rs 4,426 is not a proof that the pargannah was over-assessed, but that particular villages were so, the generality are under-assessed. Knowing that Government are willing to sanction a low settlement, and believing from everything that I have heard on the subject, that the revised settlement of that part of the pargannah which is in the Bareilly district is exceedingly low, and that a higher rate of assessment on this side of the Ramgunga would naturally give rise to general dissatisfaction, I do not propose an increase of the former demand. A reduction of 38 per cent from Rs 82,740 leaves Rs 51,299 for my pargannah juma."

32 The calculations of rent contained in the foregoing statements refer only to the original khalseh land. In several estates I found it necessary to propose a rusee increase, and my highest final juma including Rs. 972 assessed on summarily resumed maafee, is Rs. 51,111. I reduced the jumas of a few estates, which on after consideration appeared to me too highly assessed: such reductions are noticed in the remarks appended to form No III of each village.

33 With one exception I am still of opinion that the reductions proposed by me on my first assessed jumas, were expedient. The exception to which I allude is that of Nowbut Singh's illaqua, consisting of mouzahs Mudkui, Bhoput Raepoor, Purotah, Sodheepoor, Phoondapoor, and Threeca mouzah. Nowbut Singh is generally called the Rajah of Mudkur. The former juma of the above villages was Rs 3,561. My first proposed juma was rusee Rs. 1,222, 4,440, 4,590, 4,672, at quinquennial periods, and I believe that assessment was very moderate. At the time of settlement also I was satisfied that it was moderate, and my only reason for reducing it was, that Nowbut Singh was the representative of a very ancient family, who formerly held the zemindarship of (I think) about 360 villages in the present jageer of Rampoor, and he is now reduced to the above illaqua. He was also very well spoken of by Mr. Orr, Deputy Collector, who had remained sometime in the pargannah. I reduced his juma to Rs 3,891, 4,001, 4,075, 4,117. I told him at the time that when I reported the settlement I should state plainly that I considered my first assessed juma very moderate, and should specify the only grounds on which I had granted the reduction. I do not now consider the man worthy of the consideration which I bestowed on him subsequently to the settlement he had to make his defence before the Magistrate in a case of highway robbery near Chundousee, and although

the case was not proved against him to conviction, the Magistrate had every reason to believe that he was a participant, and also that he was in league with dacoits. I had every reason to suppose him a man of good character when I granted the reduction.

34. When orders were issued by the Sudder Board and the Lieutenant Governor, making settlement officers answerable Nirowlee for the correctness of the returns of the detailed survey, I directed the tehsildar of every pargannah coming under settlement, to nominate two ameens for the purpose of testing the khusrahs, field by field, and informed him that he would be held responsible for the correctness of the ameen's work. I had no personal knowledge of Mohammed Ali, the tehsildar of pargannahs Nirowlee and Bihjoe. Mr Okeden who had been in this district for about 18 years had the highest opinion of him, and the same opinion was held of him (at that time) by the then Collector. I therefore considered that I was justified in reposing confidence in him. In reply to my order that he should nominate two ameens, he informed me that, from his very long residence in the pargannahs, he was perfectly acquainted with every village which they contained, and with the assistance of the Canoongoes could perfectly verify the khusrahs himself, and it was therefore unnecessary to put Government to the expense of entertaining them. I therefore ordered him to verify them himself.

35. It was only immediately before I commenced the settlement that I discovered that the khusrahs were all false. No time then remained to have the field surveys tested in detail. I of course removed Mohamed Ali from all connexion with the settlement, and as I rode over each village in succession, assuming the total cultivation to be 100, I noted, as nearly as such an inspection, unassisted by any measurement enabled me to do, the proportionate amount of each description of soil. As for instance, irrigated Suwace 45, unirrigated Suwace 30, Blooi 25. In that proportion I then distributed the lands in statement No II. I carried with me an outline map, and was often able to define on the map those portions of a village in which particular kinds of cultivated land prevailed. It was not to be expected that perfect accuracy could be obtained by such a process as the above, but still I believe that the distribution of the soil in pargannahs Nirowlee and Bihjoe is more correct than in any other pargannahs in the district, excepting Koonderkhee and Sirsee. In these last, as I have already observed, I employed Suefoollah Khan, now acting Deputy Collector, who is a man deserving of implicit confidence.

36. I determined the rent as in pargannahs Koonderkhee and Sirsee. In this pargannah it is almost entirely paid in money; the

exceptions are very trifling The following is the result —

CLASS	Cultivated acres	Rent-rate	Rent
First class .. ..	1588	5 9 7	8,891 2 4
	671	5 3 2	3,487 12 0
	664	4 12 10	3,188 9 4
	789	4 9 7	3,628 9 3
	669	4 6 5	2,944 4 9
	661	4 3 2	2,774 13 2
	Total, ..	5042	4 15 1
Second class, ..	4113	4 0 0	16,452 0 0
	6688	3 12 10	25,428 5 4
	5765	3 9 7	20,747 15 11
	8786	3 6 5	29,881 8 10
	6233	3 3 2	19,932 19 10
	2438	3 0 0	7,464 0 0
	Total, .. ....	34073	3 8 4
Third class, ..	1236	2 12 10	3,463 6 0
	827	2 9 7	2,149 5 5
	976	2 6 5	2,343 6 8
	526	1 9 7	841 0 10
	100	1 6 5	140 1 8
Total, .... ..		3665	2 7 10
GRAND TOTAL, ...		42,780	3 9 6
			158,759 0 2

37 It may be asked why in all my actual rent-rates, there is a constant variation of Rs. 0-3-3 or Rs 0-3-2 per acre Money rents in this district are always paid on the cutcha beegah, which is exactly equal to  $\frac{5}{9}$  of an acre If rent-rates are not fixed in even annas, half an anna is the smallest fraction of a rupee that is ever specified in a beegah rent-rate Six pies per cutcha beegah are equivalent to As 3 pie  $2\frac{1}{2}$  per statute acre On estimating the value of any land, I always assumed the beegah rate, and afterwards converted it into the rate per acre The most prevailing rate in the district is 8 annas per beegah equivalent to Rupees 3-3-2 per acre Land slightly better than ordinary, I should mark at Rupees 0-8-6 equivalent to Rupees 3-6-5 per acre.

## NIROWLEE RENT-RATES

The rates of Chunchur assumed to be cultivated at the mean of each class, and the other three rates of each class are in the relative proportion of 3, 2, 1 —

NAME OF SOIL.	FIRST CLASS			SECOND CLASS			THIRD CLASS			TOTAL RENT		
	Acres	Rate	Rent	Acres.	Rate	Rent	Acres	Rate	Rent	Classes	Rent	
Chunchur assumed to be cultivated, ... .	132	4 16 1	652 7 0	1.154	3 8 4	4 063 0 8	246	2 7 0	569 10 0	1	24 915	3 1
Survae and Mariteear irrigated	2,307	6 1 1	13 988 3 3	10.976	4 11 10	48,816 2 4	414	3 14 8	1,621 8 0	2	119 950	1 3
Ditto ditto unirrigated and Bhooir irrigated, ... .. "	2,470	4 0 9	9 985 12 6	19,803	3 2 7	62 606 5 9	2 143	2 9 9	6,591 14 3	3	8 939	14 5
Bhooir unirrigated, . . .	133	2 0 4	269 12 4	2 810	1 9 3	4,494 8 6	862	1 4 11	1,126 14 2			
<b>TOTAL,</b> .	<b>5 042</b>	<b>24 916 3 1</b>	<b>34 073</b>	<b>1 19,970 1 3</b>	<b>3 665</b>				<b>8 939 14 5</b>	<b>1 67 11</b>	<b>1 53 805 2 9</b>	
Exact Bhooir rates,		Rs 2 022892			Rs 1 5756623				Rs 1 34754			

38 All that I saw of the pergunnah, and the past histories of the several estates, led me to infer that the former (or then present) settlement juma was a fair demand.

I made the following note —

" Settlement juma Rupees 94,165 rent Rupees 1,53,805

" Difference Rupees 59,640

" 153,805 - 59,640      100      38,767

" 153,805 × 0.61 = 93,821

" 153,805 × 0.6 = 92,283

" As there are many villages of which the cultivated land is so palpably under-measured that it will be impossible to reduce their jumas to  $\frac{6}{10}$  of "the rent at average rates, let 40 per cent be the average reduction, and "the revised juma will very nearly approximate to the former settlement juma."

39. I only found it necessary to settle two villages at a rusudee juma. The mean of my revised juma, including Rupees 1,417 assessed on summarily resumed maafee is Rupees 94,545

40 Most of the lands in this pergunnah are superior, and sugar-cane is grown very extensively. In many villages cutcha wells last for 17 or 18 years, but in others they are dug yearly

41 All the remarks in paras 34 and 35 of this report are equally applicable to this pergunnah and Nirowlee. I determined Bihjee the mean rent-rate of each estate in the same manner as in Nirowlee and Koonderkhee. There is such a great variation in the soils of different villages in this pergunnah, that I thought it expedient to divide them into four classes; some villages in which the soil called kuter predominates, are as fine as any in the district. This soil is of a dark color, and in appearance assimilates more to Mutteear than Suwaee. It is very like the finest chunna soil of Seondariah, which is there called Mutteear, and, in this pergunnah, sugar-cane, wheat and chunna are grown on it. Cutcha wells, in this soil generally last for a number of years; wheat can be grown in it without irrigation, for it is easily pulverized in the hot weather, and not liable to cake and crack like the pure Mutteear, in which only rice is grown unless the rubree can be irrigated.

The following are the rent-rates of the pergannah —

CLASS	Cultivated acres	Rent-rate	Rent
First class, ... .	1,363	4 12 10	6,545 3 10
	3,359	4 3 2	14,100 12 10
	2,128	4 0 0	8,512 0 0
TOTAL,	6,850	4 4 1	29,158 0 8
Second class, . . .	4,816	3 9 7	17,332 9 4
	3,820	3 6 5	12,991 15 8
	2,398	3 3 2	7,668 9 8
TOTAL, ...	11,034	3 7 1	37,993 2 8
Third class, ... . .	4,864	3 0 0	14,592 0 0
	4,224	2 12 10	11,836 0 0
	2,243	2 9 7	5,829 7 5
	5,463	2 6 5	13,116 14 3
	5,616	2 3 2	12,343 8 0
TOTAL, ...	22,410	2 9 3	57,717 13 8
Fourth class, . . ..	2,316	2 0 0	4,632 0 0
	1,947	1 12 10	3,508 10 6
	538	1 9 7	860 3 10
	319	1 6 5	446 14 11
TOTAL, ...	5,120	1 13 6	9,447 14 11
GRAND TOTAL, ..	45,414	2 15 4	134,316 14 3

It must be remembered that in all statements similar to the above, the land in the left hand column, opposite to each rate, is not the total amount of land in the pergannah which pays that rate. For instance, there is much more than 319 acres of land in Bihjee paying 1-6-5 per acre, but there are only two entire estates, the mean rent-rate of each of which is as low as 1-6-5, and their aggregate area is acres 319.

## FIRST CALCULATED BINJOEE RENT-RATES

There is no separate rate for Chumchini, because the cultivated land entered in the khursah, as lately abandoned, is included in the cultivation in the No II statements

The four rates of each class are respectively in the proportion of 4, 3, 2, 1

When I had calculated the rates on the preceding page, I observed that the rates of all the classes were so very nearly the same, that I considered it useless to have more than one set of rates for the whole pergunnah. If I had only one set, then one table for calculating the "value assumed at average rent-rates" of each village would suffice. The rates of the 4th class, in the preceding table, are the highest of all. Experience proves such to be actually the case. Where good lands prevail, the worst lands are given to cultivators at a lower rate of rent than would be obtained for equally bad lands in villages where such bad lands formed the greater portion of the area, and in villages of which the land is bad, the cultivators are so eager to obtain the little good land that there may be, that they will pay more for it than is ordinarily obtained in good villages. There are only 22 villages in the 4th class, and I did not, therefore, reserve a separate set of rates for them, but calculated the following —

Rent-rates of all four classes In the proportion of 4, 3, 2, 1.

Name of soil	Acres	Rate	Rent.
Kuter irrigated, .. . . .	3,107	5 14 1	18,269 12 11
Do not irrigated and Suwaee irrigated, . . . . .	8,901	4 6 7	39,266 6 3
Suwaee not irrigated and Bhoor irrigated, . . . . .	18,805	2 15 1	55,337 10 1
Bhoor not irrigated, . . . . .	14,601	1 7 6	21,445 3 6
<b>TOTAL, . . . . .</b>	<b>45,414</b>	<b>2 15 4</b>	<b>1,34,319 0 9</b>

Exact Bhoor rate, 1 470483

I considered the near approximation of all the rates to be a proof of the correct distribution of the soil. This inference is borne out by the fact that the revised jumias of villages in pergunnah Bihjoee more frequently correspond with the value "assumed at deduced revenue rates" than those of villages in any other pergunnah.

42 This pergunnah had borne the name of a highly assessed one. I found that the belief of its being so had only been created by Mahomed Ali, the tehsildar, whom Mr Okeden, the old Collector, imagined to be the only man in the district capable of collecting the revenue. There were balances of which many were fraudulent, and for the realization of which I made arrangements. There were a few estates highly assessed, but many under-assessed. The juma last sanctioned by Government was Rupees 75,832, and the actual demand Rupees 74,880. I did not con-

sider myself justified in proposing a juma amounting to less than  $\frac{1}{6}$  of the estimated rent, Rs  $134,319 \times 6 = 80,591$ , and I therefore proposed Rs 80,591 as my pergunnah juma. My assessed juma was in a few instances 1usudee. The mean revised juma is Rs 81,370, and the highest Rs 81,457 including Rs 1,816 assessed on summarily resumed manee, of which the land did not enter into my calculations for my pergunnah juma. My highest revised juma of the original khalseh is, therefore, Rs 79,641.

43. The khewut papers, both of Bihjoe and of Nirowlee have been very carefully and very well prepared by Qasim Alee, peishkar of Seondaragh, attached to my office.

44. I settled this pergunnah immediately after pergunnah Moradabad Kasheepoor I found the pergunnah in every respect similar to pergunnah Juspoor, of which the settlement was formerly reported. Although there was not through the whole breadth of the pergunnah such a plain line dividing the Des from the jungle villages as in Juspoor, still I found no difficulty in separating all the villages of the pergunnah into two distinct classes Des and jungle.

45. Whilst I took up separately each estate, and investigated and decided all claims to the moquddumee, and other claims that were brought forward, I rode through the pergunnah in every direction, and made myself acquainted with its capabilities.

46. In pergunnah Juspoor, I fixed my rent-rates without any data. In this pergunnah, as in that, the rents are entirely paid in kind, excepting that money rents are in some villages paid for sugar-cane and cotton. I knew that I could not with certainty determine the value of the rent, and I had not time to make investigations which would have enabled me to make an approximation to the truth. I was unwilling to fix my pergunnah juma first, and thence determine a sum 50 or 60 per cent. in excess of it, to be called rent, and therefore determined to have revenue rates only.

47. In 1210 and 1211 F S, the entire pergunnah was held in mo-curredoo by Rajah Sheo Lall. In 1212 a settlement was made, village by village, and the claims that were made to the zemindaree not being admitted, the malgoozaree was given to the village pudhans or to farmers. The juma was increased at every settlement till the sixth, inclusive. During that settlement (from 1231 to 1234 F S.) the juma was too high to be borne, and in 1233 F S, there was a dearth. The juma was generally realized in 1231, but in 1232, 33 and 34, either in one or all of those years, there were balances in almost every estate. Previously to this period, the Des villages had all suffered, and the jungle villages were ruined by the oppression and extortion of a tehsildar named Mujeedoodeen.

Ahmed Khan The seventh settlement was made from 1235 F S, at a juma even higher than that of the sixth. It only stood for that one year. A very large portion of the villages in the pargannah had been settled in farm, losing villages being united to profitable ones. It was ordered that a revised settlement should be made for 9 years, with the moquddums of each village, at a moderate juma. This revised seventh settlement was made from 1236 to 1244 F S, at very greatly reduced jumas and almost in every instance with a rusudee increase, sometimes till 41 or 42, and in some villages the highest juma was not attained till 1244, the year of the expiration of the settlement. It was in the end of 1243 that I made my settlement. Engagements had previously been taken from the moquddums to pay in that year any juma that I might assess. It was the year of the famine. I discovered what were the assets of that year in each village and made a settlement, for that year only, accordingly.

48 The juma of 1244 F S, of the 71 Des villages exclusive of Kunukpoor (of which village, a re-survey was in progress) was, ... ... ... Rs. 40,603 0 0

And of the 48 jungle villages, not including Bhawaneepoor, which was being re-surveyed, and 12 villages which were entirely jungle (the juma of one being Rs 150, and the aggregate juma of the other 11, only Rs 150) ... ... ... ... Rs 9,399 0 0

Total,... ... ... Rs 50,002 0 0

The rusudee increase of the juma of the revised seventh settlement was too rapid. The settlement of many villages had broken down, and considerable difficulty was experienced in realizing the revenue of others. I considered that a temporary reduction of assessment to the amount of about 4,000 Rs was called for. I considered that an assessment at the average rate of Rs 2-0 per acre on the cultivated land of the Des villages, and Rs 1-8 per acre on the cultivated land of the jungle villages, would be adequate, and at the same time moderate.

The following was my calculation. Cultivated khalseh area of the Des villages exclusive of Kunukpoor, acres 18,457 at 2 Rupees per acre, ... Rs. 36,914 0

Ditto of the jungle villages not including Bhawaneepoor (and of course not including the 12 entirely uncultivated villages), acres 5,743 at 1-8 per acre, ... Rs 8,614 8 0

Total,... ... ... 45,528 8 0

My pergunnah juma (exclusive of the villages above excepted) was, therefore, Rupees 45,528

49 Having no rent-rates, it remained to fix the revenue rates I fixed the following which I then considered to be in proportion to the value of the soils to which they respectively applied, although I now consider that the rate for irrigated Suwaee and Mutteear in the Des, is too low. The irrigated land in the Kasheepoor Des is chiefly sugar-cane, and the rent cannot be less than 10 or 12 Rupees the acre, (only two-thirds of which can be assumed as the rent of one year) and therefore the revenue rate should be more than Rs 2-8

*Revenue rates of pergunnah Kasheepoor*

CLASS	NAME OF SOIL	ACRES	RATE,	AMOUNT OF REVENUE
Des	Suwaee Mutteear irrigated .. . . . .	5,183	2 8 0	12,957 8 0
	Do Do not irrigated	12,024	1 14 0	22,545 0 0
	Bhoor irrigated... . . . .	73	2 0 0	146 0 0
	Do. unirrigated ... . . .	1,177	1 0 0	1,117 0 0
Total, . . .		18,457	1 15 11	36,825 8 0
Jungle	Irrigated .. . . . . . .	4,113	1 10 0	6,683 10 0
	Not irrigated... . . . .	1,630	1 4 0	2,037 8 0
	Total,....	5,743	1 8 4	8,721 2 0
GRAND TOTAL,		24,200	1 14 1	45,546 10 0

The juma of 1244 F. S., of the entire pergunnah was Rupees 51,982 My juma for 1245, the year of the famine, was Rs 41,307. For 1246, the first year of the revised settlement, Rs 47,006, including Rs. 1,312 assessed on summarily resumed rent-free lands, and for 1265, the last year of the settlement, Rupees 49,749.

50. I settled the Des villages with the hereditary moquddums as proprietors.

51 The following are the villages which composed the jungle division of the pargannah —

No	VILLAGE	No	VILLAGE
1	<i>Bandkerah Khoord</i>	25	<i>Jhunjeree</i>
2	<i>Beeepoor Kundla</i>	26	<i>Kamdeopoor</i>
3	<i>Beeleea</i>	27	<i>Kewepoor</i>
4	<i>Bhanpoor</i>	28	<i>Khanpoor</i>
5	<i>Bhuwanypoor Khoord</i>	29	<i>Khooshapoor.</i>
6	<i>Bhuwanypoor Semia Naeeualla</i>	30	<i>Kalawalee</i>
7	<i>Bichutupoor</i>	31	<i>Koonwui poor</i>
8	<i>Bw wa Suntuk poor.</i>	32	<i>Xunupoor</i>
9	<i>Chandpoor</i>	33	<i>Misi poor</i>
10	<i>Chulkera</i>	34	<i>Mohunawalah</i>
11	<i>Chuker poor</i>	35	<i>Muharajpoor</i>
12	<i>Dixondeentwalah</i>	36	<i>Munohui poor</i>
13	<i>Dhukeet Kulan, &amp;c</i>	37	<i>Nwulpoor</i>
14	<i>Doorgapoort</i>	38	<i>Pecpulsanah</i>
15	<i>Gopeepoorah</i>	39	<i>Puhari poor</i>
16	<i>Gunnedipoor</i>	40	<i>Rajpoor</i>
17	<i>Gurhee Gunj</i>	41	<i>Raujeevunpoor</i>
18	<i>Gu hee Indurjeet,</i>	42	<i>Rehmantee</i>
19	<i>Gu hee Negee</i>	43	<i>Sheolalpoor; Ruqba, Nundpoor Nyagaon</i>
20	<i>Hempoor,</i>	44	<i>Sheonathpoor</i>
21	<i>Hurdooa Negee</i>	45	<i>Sheorajpoor, &amp;c</i>
22	<i>Jhukka Ganja</i>	46	<i>Tandah Mulla Mulenga</i>
23	<i>Jeyshunkerpoor.</i>	47	<i>Tunda Mulooka</i>
24	<i>Jhugipoor</i>	48	<i>Tharee</i>

Of the above 48 villages there were 12 in which there was not a biswah of cultivation.

No	VILLAGE.	1,244
5	<i>Bhuwanypoor Khoord.</i>	10
7	<i>Bichutupoor.</i>	150
14	<i>Doorgapoort</i>	51
21	<i>Hurdooa Negee.</i>	30
23	<i>Jeyshunkerpoor.</i>	5
28	<i>Khanpoor</i>	5
31	<i>Koonwurpoor.</i>	5
34	<i>Mohunawalah.</i>	5
35	<i>Muharajpoor.</i>	8
36	<i>Munohurpoor.</i>	6
39	<i>Puharpoor.</i>	5
42	<i>Rehmantee.</i>	20
<b>TOTAL,</b>		<b>300</b>

Not one of the above 12 villages was measured professionally, and

besides them, the following were not surveyed professionally but were so by khusiah

- 11 Chukerpoor
- 29 Khooshalpoor.
- 38 Peepulsanah
- 40 Rajpoor
- 44 Sheonathpoor

I found that in all the jungle villages the cultivation had deteriorated excessively. The juma of the 4th settlement of Guhe Negee was Rs 2,375, and of 1244 F S, Rs 899, of Sheolalpoor Ruqba and Nundpoor Nya Gaon Rs 720, and 350, and in most of the villages there was only a very small portion of the malgoozaree area under cultivation. Kurunpoor was the only one of the whole number in which any thing approaching to what might be termed a proprietary community existed, although there were a few in which were moquddums, entitled to be termed hereditary, but whose tenure could be compared only to pure zemindaree, each moquddum holding some Nijjot land.

52 My first arrangements for the malgoozaree of several of the jungle villages were modified by the orders of former Commissioners. There is a long correspondence in your office, in which are detailed the several steps that have been taken in the settlement of those villages. The remarks which I shall now make, will apply to the arrangements finally completed.

53. The pergannah of Bazpoor bears a very close resemblance to the jungle villages of Kasheepoor. A settlement of 30 years of that pergannah with a farmer of capital, had been sanctioned by Government I had been ordered to report on the expediency of making a similar settlement of the entire pergannah of Kasheepoor. The comparatively flourishing state of the Des villages rendered it very evident that there was no necessity for farming them, and justice required that they should be settled with the hereditary moquddums. I would have made a farming settlement, similar to that of Bazpoor, of the whole of the jungle villages, but to avoid an infringement of the rights of certain parties, it was necessary to make several exceptions. The exceptions are the villages in italics in the list in para. 51. Nos 1, 8, 10, 29, 43, 46, and 47, may be termed the hereditary malgoozaree illaqua of the Rajah of Kasheepoor, the claimant of the zemindaree of the entire pergannah; they are owned by no hereditary proprietors, the moquddums being appointed by the Rajah as in zemindaree estates. Of Nos. 4 and 9 there are no proprietors. These two villages would have been included in the general farming lease, but before I had determined on the arrangements which I should make for the majority

of the jungle villages, I had promised them in farm to a speculator, who engaged immediately to build on the lands and locate cultivators with a certain number of ploughs within the first year. Of No 6 there were no proprietors, as it was quite separate from the remainder of the jungle villages. I gave it in farm to the most extensive malgazai, and the best farmer of the Thakordwalaah pergannah who held adjoining villages in that pergannah. Nos 2, 20, 32, and 45, were settled with the hereditary moquddums, but the waste land of No 2, (Boripoor Kundla) is still open to assessment under the rules prescribed for the settlement of waste lands with speculators. Nos 16 and 27—although there was no hereditary proprietor of those villages, yet I admitted the poor fellow who held them to engage as hereditary moquddum. He was called moquddum, and had improved the villages to the utmost of his power, and I found them paying a higher juma than they had ever before paid, which juma I was obliged still slightly to increase. No 22 Half of this estate is rent-free, although there is much waste land, no speculator would improve the estate, knowing that half the rent must be given to maafeedars.

54 I have now accounted for all the exceptions, 18 in number. I settled the other 30 villages in farm, with men of capital, Chowbey Bindrabun and Chowbey Joalanath. The former, an inhabitant of Moradabad, is, perhaps, the best farmer in this district, and the latter, an inhabitant of Kisheepoor, was associated with him that he might be near to, and watch over the illaqua.

55 Of these 30 villages there are only four, Nos 17, 18, 19, and 30, in which proprietary rights exist. A settlement of the cultivated land of these villages has been made with the moquddums, and of the waste land with the farmers at the rates of settlement prescribed for jungle lands. The cultivation being scattered over an extent of jungle precluded the possibility of making a compact boundary of the lands of the moquddums.

56 The twelve villages, Nos 5, 7, 14, 21, 23, 28, 31, 34, 35, 36, 39 and 42, which are all jungle and were not surveyed, pay each a quit-rent of Rupees 5, and are open to settlement under the rules for the settlement of jungle lands, but no speculator has yet come forward.

57. There is one Des village, Feerozepoor, included in the farmer's lease. The cultivated land is settled with the moquddums and the jungle with the farmers.

58 There is not one village in the Kasheepoor pergannah of which the entire lands are cultivated by a proprietary community. The moquddums are so few in number in each estate that their tenure more resembles that of pure zemindaree than bhyacharah. Before the present

settlement, their proprietary right had never been acknowledged, and they had only been admitted to the malgoozaree as farmers. There were rarely more than two or three men in a village called moquddums or pudhans, each generally cultivated a portion of land at rates lower than those paid by the most favored cultivators, the latter being mostly the relations of the moquddums. Those persons, affirmed by the Canoon-goes to be the moquddums, had generally been admitted to the malgoozaree, and the recognized malgoozars alone enjoyed the profit arising from the limitation of the Government demand. There was never any division of profits. The relations of the malgoozars benefited only by being allowed to cultivate their lands at lower rates than other classes of cultivators.

59 The proprietary and hereditary right being once admitted, it followed of necessity that the equal rights (hitherto unacknowledged) of all those in possession of the soil who were of the same family as the acknowledged moquddums, must be admitted, because a denial of those rights would have involved an admission that the tenure was not hereditary. In a hereditary tenure, those of the same family must be heirs, and if in possession of the soil, their right to share the profits of the malgoozaree, in some way or other must be admitted.

60 The administration papers have been carefully prepared, and the moquddumee shares generally specified in annas. The lumberdar is elective, sometimes receiving a remuneration in the form of a per centage on the juma for his trouble and responsibilities, and in other instances none.

61 In pergannah Sir kurah there are several moquddumee tenures similar to those of Kasheepoor. In that pergannah, with the above exception, and in all the others, the tenures are pure zemindaree, or mixed zemindaree and bhyacharah. There are no putteedaree, or pure bhyacharah tenures, although there is one estate in the Sirsee pergannah, which very nearly approaches to the latter description of holding. Shares were always specified in biswahs when the first zemindaree register was formed in this district, the instances were very few in which the names of more than one or two zemindars were recorded. Where there were many zemindars enjoying equal rights, the lumberdaree, before the cession, must have been hereditary and elective. From the time of the cession till the present settlement, it has invariably been only hereditary, although the selection of the lumberdars for entry in the first zemindaree register, was by election. The malgoozaree has invariably been continued to the registered zemindars or their lineal descendants, and the profits of the malgoozars have been enjoyed by them only. Like the near relations of the

Sirkurah  
Moradabad  
Sondarrah  
Sirowlee  
Nnowlee  
Elijnee  
Koonderkhee  
Sirsee,

moquddums in Krishnepool, the partners in the zemindariee, who were not admitted to a share in the malgoozee, have possessed land at lower rates of rent than other cultivators, but this has not been as a compensation for the share of the profits to which they were entitled, for the malgoozars themselves, if residents, have always cultivated lands at the lowest rates of rent in the village. The fact of there having been no settlement in this district after the fourth and prior to the present, (the so called 5th, 6th, 7th, and 8th settlements having only been renewals or continuations of previous engagements) has greatly contributed to retain the partners in the zemindariee, but not in the malgoozaries, in ignorance of their rights.

62 Wherever, at the present settlement, lumberdars have not been elected by the united voice, or by a majority of those parties recorded as zemindars by the mutual consent of all, in making a selection under the provisions of Regulation VII 1822, section 10, cl 3, the lumberdars of past settlements have almost invariably been chosen; whenever they have not obtained the preference, strong reasons have existed for their rejection.

63 The manner in which the profit arising out of the limitation of the Government demand is to be distributed among the parties in possession, has been determined invariably by the parties themselves and recorded accordingly.

64 The succession of lumberdars has almost invariably been recorded as mixed, hereditary and elective. The power of removing a lumberdar and electing another is vested in the majority.

65 The settlement records of every estate contain, to the fullest extent, all that it was necessary to record under the provisions of Regulation VII 1822, section 9, clause 1.

66 The zemindars of this district had constantly usurped the right of arbitrarily changing the rates of rent payable by cultivators. There were zemindars who, in a productive season, would make the cultivators pay rent in kind, and, in an ordinary or bad season, in money. The rights of cultivators have now been effectually secured.

67 Previous to the present settlement, the rights of cultivators were very undefined. There was no prevailing rule regarding the succession of those who might be termed hereditary. If a cultivator died old, his sons or heirs generally had possession of his land before his death, and remained in possession. If one died young, and his heirs were minors, the zemindar disposed of the land as he thought fit. No provision has been made at the present settlement for the latter contingency, but on the death of a recorded hereditary cultivator, the land must be given to

his heir, in the event of his leaving one capable of cultivating it Even this is a great improvement on the former state of things, where the life interest of a cultivator was not unchangeably permanent

68 Putwarees are generally paid at the rate of half an anna on every rupee of rent, or one seer per maund on every maund of rent paid in kind The introduction of the rules applicable to putwarees, in the Board's printed circular No III, will, in many instances, render it necessary to entertain men superior to the generality of those now employed, and it is most probable that a fixed money rate of payment will be introduced in lieu of the old system

69 The Magistrate considered a grant of land preferable to a monthly money payment to the village police, and the prescribed allowance has, therefore, been made in every estate

MORADABAD  
*Settlement Office,*  
 15th November, 1842. }

I have, &c,  
 (Sd.) R MONEY,  
*Settlement Officer,*

To F H ROBINSON, Esq,

*Offg. Commissioner, 3rd or*

*Bareilly Division.*

SIR,

- \* Nos 1 Professional plans
- ," 2 and 3 Village statements
- ," 4 General statement
- ," 5 Juma do
- ," 6 Chowkeedai, will follow.
- ," 7 Maafee ditto

I have the honor to forward the statements of the settlement of pergannah Thakoordwarah, zillah Moradabad, as stated in the margin \*

2. The pergannah is situated between the Ramgunga and Dhela rivers, being bounded on the west by the former stream, and on the east by the latter, and the Dhandee Nuddee On the north lie the forest pergannahs of Rehur and Juspooi On the opposite bank of the Ramgunga the pergannah Seohara is situated, and Surkurah lies on the south east. The pergannah is not an old division, but was found by the addition of mouzahs from adjoining mehals to a small original pergannah It contains, including 4 maafee mouzahs, uslee 287, dakhilee 154, and covers 26,433 square miles , or 169,168 acres , this ruqba is thus divided :—

	Per cent.
Cultivated... ... ... ... 1,12,051	66.24
Culturable waste, ... ... 25,352	14.98
<hr/>	
Total, ... 1,37,403	81.22
Barren waste or otherwise	
unculturable waste, ... 31,765	18.78
<hr/>	
1,69,168	100

3 There is no trade ; the principal town is Thakoordwarah, a very small place, and there is no other above the rank of a village in the pergannah ; the markets are therefore distant Juspoor and Raut are the chief marts in the vicinity, and Moradabad is resorted to Seel Chund and Byj Nauth are the principal capitalists ; they have a banking house at Thakoordwarah through which nearly the whole revenue is paid by hoondies on Moradabad The currency in use in the mehal consists almost entirely of Jynswar Rupees, which are sent by the banker to Moradabad ; one or two more men lend money to a small extent ; but no other can be called a man of capital.

4. The principal cultivators are Chowhans ; they are the most industrious, and their villages pay higher than those of any of the other classes who are composed of Moollahs, a Mahomedan tribe of reputation little better than the Mawattees, Bishoroies, and a few Ahirs on the Dhela.

They are all bad cultivators, and troublesome to manage, and pay rent at a low rate

5 Previous to the cession a thakoor family who settled at Furreed-nuggur, held the whole pergannah in talookdace right, but they were deprived of it during the changes which preceded our rule, a claim to the zemindaree was set up on the part of some persons who called themselves adopted sons of the last Rajah, but it has been dismissed by the Civil Court. The right actually rests in the persons styled moquddums in most of the estates, and with them the settlement has been made as proprietors. The tenure is pure zemindaree, the hissadars dividing the produce according to their shares. The bhyacharah tenure is unknown amongst the chowhans in this part of the country. It has been the cause of ruin to this pergannah, that the moquddumee tenure has been treated as a fain, by permitting constant increase of juma. It has also deprived many of the hissadars of their rights, for being looked on as farmers, the moquddum, or lumberdar was considered entitled to all the profits. In some villages, however, the hissadars have retained their shares and divided the profits, and all hissadars brought forward claims, and as the rule of possession could not be strictly applied where the disposition had been the act of the Government, I considered all hissadars, who cultivated lands at the favorable rates of rent enjoyed by proprietors, to be entitled to share in the profits hereafter, and when it was explained that the tenure was now to be considered proprietary, few objections were made. The claims of persons who had been reduced to the rank of mere assamees, or had abandoned the village, I rejected.

6 There were other mouzahs in which the moquddums had never been malgoozars, but the villages had been held by farmers. If the moquddumee had come into the family of the occupant since the cession, he could have no claim to proprietary right, but if the occupant was descended from one who was moquddum before that period, it was very difficult to decide on the claim with justice to all parties. I know no circumstances in a pure zemindaree tenure, by which a proprietary moquddum, before the cession, could be distinguished from one who was not so. The Puthans admitted no proprietary rights. The officers of the Oude Government also collected direct from the assamees. The moquddum of either kind would enjoy the same emoluments, and his brethren, if any, would be, in both cases, in the condition of common assamees. The malgoozaree profits arising from the liquidation of the Government demand, is a new property, and that the moquddum in the cases alluded to had never enjoyed. Under these circumstances, I considered it a better course to run the risk of committing a possible injustice by still keeping from the claimant what might be, but was not clearly his, but which he certainly

had never enjoyed, than to inflict the certain, if not injustice, at least hardships, towards the person, who though only a farmer, had enjoyed what the other claimed for 20 or 30 years, and who had probably materially improved the property, or suffered loss by his engagements I thought a distinction should be made between farmers in this pargannah who in the absence of recorded proprietors, imagined that a possession during some term of settlement had established a kind of right, and the same class in other divisions, who knew that at the expiry of their lease, the recorded zemindars would in due course be re-admitted, who consequently did not anticipate a longer enjoyment of the estates themselves It might be said, that this was making the injustice committed towards the moquddums of not having admitted them as malgozars, a reason for perpetuating the injustice , but I applied this rule only to cases in which the injustice was doubtful, and did so to avoid what I thought a greater harm It was a choice of evils, and I thought I chose the least The Sudder Board, however, have subsequently laid down a contrary rule of practice, vide letter No 146 dated 9th June 1840 The Board desire that when there is any thing like a good *prima facie* case in favour of the moquddum the right should be at once admitted, and, therefore, several of the moquddums whose claims I rejected, have been admitted on appeal

7 I will now state the classification of villages which I made for the purposes of assessment I have been frequently over all parts of the pargannah, and my own observation shewed me a marked difference in the fertility of the soil in different parts,—the best in the strip from the north-west angle of the pargannah running down the Ramgunga. The soil is superior to that of any other part, and some of the villages are irrigated from the nullahs intersecting it, but the supply of water is uncertain , more sugar and cotton is grown, and at higher rates of rent than elsewhere This forms one class , the next in quality is that commencing at Ficed-nuggur, and running to the south and west, and comprehends all the villages between the Koorha and Dhela Nuddee This tract contains some good villages, watered by the Dhaundee, but it is inferior to the other, and decreases in fertility as it approaches the southern boundary Many villages are also occupied by the less industrious class of cultivators The 3rd division is distinguished by the name of Beeggur-puttee , it comprises the villages between the two former classes as far as the Koorha Nuddee , the designation is a local one, though not applied to the whole tract. It is used in its limited sense to distinguish villages in which cutcha wells cannot be sunk, and in which even the sugar crops are dependant on the seasons, and are of little value. I have, for want of a better, applied it to the whole class In this class there is much waste land, but it is covered with stunted thorn bushes, and is of little value ; much of the soil is very

bad and unproductive. In the 4th class I have but a few villages on the bank of the Ranigunga, and some also in the Khadir on this side, which are also liable to loss from floods

8 In the first two settlements the talookdaree system was preferred , they gave place to the moquddums where persons having that right existed, and to farmers of individual mouzahs elsewhere The struggles of the moquddums in the neighbourhood of Sooahlala, to get rid of the talookdars, easily raised the juma of that part of the pergunnah to a high pitch The sums of irrecoverable balances still outstanding years previous to 1229 F S, are principally due from talookdars who failed to fulfil their engagements.

9 The juma of Thakordwarah has been more enhanced than in any pergunnah in the district of Bijnour, as the statement subjoined will prove

**COMPARATIVE Statement of alterations made in the juma of the several pergunnahs in zillah Bijnoor  
from 1215 to 1245 F. S. inclusive.**

No.	Pergunnah.	Juma		Difference per cent. and on Juma of year before settlement IX of 1833		Difference per cent. X and on Juma of year before settlement XI of 1833		Difference per cent. X and on Juma of 9th settlement		Year before settlement Remarks		
		1215	1219	1215	1229	1215	1229	1219	1229			
1	Nuggenanah, ..	1,09,911	1,75,283	+ 59	1,64,087	+ 47	—	8	1,38,445*	-21	-18	
2	Shercoote, ..	1,22,940	1,30,590	+ 6	1,29,681	+ 6	—	0 69 1,37,133*	+ 5	+ 5	6	
3	Akberabad, ..	28,253	37,583	+ 33	38,253	+ 37	+ 3 4	39,991	+ 6	+ 2	75	
4	Nujeebabad, ..	75,679	84,357	+ 11	83,669	+ 9	—	2	74,774*	-11	+ 7	76
5	Keruthpore, ..	88,247	81,727	- 7	79,664	+ 9 7	—	2 5	82,049*	+ 0 39	2	91
6	Bijnoor, ..	1,06,300	1,38,900	+ 30	1,37,000	+ 29	—	1 37 1,37,950*	- 0 72	+ 0	66	
7	Dharanuggur, ..	17,500	25,300	+ 44	26,800	+ 53	+ 6 9	31,428*	+ 24	+ 2	18	
8	Mundawur,	10,494	66,800	+ 39	63,200	+ 55	+ 12 0	64,610	+ 11	+ 2	21	
9	Afnalgurh, ..	25,800	23,300	- 10	20,154	- 22	—	13 5	22,700	- 2 5	+ 11	
10	Rehm, ..	59,900	63,441	+ 6	62,554	- 4 4	—	1 4	49,2 8	- 22	- 21	
11	Seoharab, ..	70,100	68,400	- 24	89,600	+ 27 8	+ 3 1	92,029*	+ 20	+ 2	70	
12	Nehtaur and Haldour,	69,400	67,340	- 3	71,160	+ 2 5	+ 5 66	86,491*	+ 2 8	+ 2	21	
13	Chandpore, ..	69,200	79,400	+ 18	94,655	+ 40 8	+ 19 21	07,058	+ 34 8	+ 13		
14	Azumpore Bashtha, Jhalloo, ..	19,300	33,300	+ 72	36,200	+ 87 6	+ 8 71	40,600	+ 22	+ 12		
15		11,030	15,547	+ 41	16,092	+ 37	—	3	15,100	- 3		
<b>Total,</b>		<b>9,12,054</b>	<b>10,80,783</b>	<b>+ 18 5</b>	<b>11,08,371</b>	<b>21 5</b>	<b>2</b>	<b>511,19,698</b>	<b>+ 3 6</b>	<b>+ 1</b>		
16	Thakordwarah, ..	1,74,200	2,14,800	+ 23	2,48,000	+ 42	+ 15	5 2,24,929	+ 4 7	- 9 36		

The state of the mehal was by no means so backward as to allow room for the supposition that improvement kept pace with the demand. The reason has been already given that the moquddumee tenures having been considered farms, the whole pergunnah has been held to be open to re-settlement at the expiry of each given quinquennial lease, and while other pergunnahs enjoyed the benefit of the several Regulations giving the previous settlements continuance, in this every settlement officer endeavoured to raise as much additional juma as possible.

10 The consequence of over-assessment had just begun to appear when the high prices of produce caused by the failure of crops in most parts of the country in 1233 and 1234, enhanced enormously the assets of this mehal, in which the failure was less felt. On this followed the settlements of 1235 F S. Deceived by the profits of the preceding two years, and urged on by the lamentable system of putting up the villages to auction and setting up adventurers to bid, the unfortunate moquddums were induced to agree to terms which they could never discharge. The demand was enforced for 2 years, the unfortunate people were utterly ruined, every thing of property that they possessed was distrained and sold, and while they were appealing for justice, their villages became worse by neglect. A few succeeded in obtaining from the Board of Revenue a remission of the increase, but not those who most deserved it, and many whose villages were in reality not over-assessed followed the example of appealing, and by neglect or design, their villages soon became in as bad a condition as those of their neighbours.

11 The state of the pergunnah in consequence of these proceedings, is already well known to the Sudder Board. It is needless to add more.

* Year	No. of changes	The statement of irrecoverable balances will be palpable evidence; and the circumstance that since 1237 F S, no less than 174 changes* in the management of villages have been found necessary—many involving remissions of juma,
1237	72	
1238 and 1239	24	
1240	28	
1241 to 1244	50	
	174	

though given with a sparing hand—will shew the condition of the mehal.

12 Although less difficulty has been experienced in collecting the revenue during the years immediately preceding the settlement, yet that does not arise from the weight of the previous assessment having been sufficiently lightened. The collections of the past 10 years are noted in the margin.

Juma and balance and average collection of 10 years preceding settlement			
Year	Juma	Realized	Balance
1236	2,75,058	2,73,225	2893
1237	2,51,031	2,48,983	2048
1238	2,52,144	2,47,229	4915
1239	2,52,611	2,48,099	4512
1240	2,45,110	2,38,314	6996
1241	2,47,181	2,46,883	1218
1242	2,48,404	2,48,377	27
1243	2,48,979	2,47,945	1014
1244	2,49,030	2,44,355	4675
1245	2,42,412	2,15,059	6753
average		2,45,819	
Do of 9 years omitting 1245 F S,		2,49,150	
Do of 8 years omitting 1245 & 1236 F S,		2,41,151	

13 In most villages the demand had been so lowered, that the malgozars could just pay; many have been transferred to farmers who hoping that, at the settlement then immediately expected, the villages would be continued in their hands on favorable terms, agreed to the former demand on speculation.

14 The books of Seel Chund and Byj Nath's house would shew whence much of the revenue came, a large proportion of the malgozars are chiefly indebted to them, and looking forward to the settlement, they thought it more profitable to risk more and keep their debtors from breaking down entirely than to refuse further aid with the certainty of losing the previous debt.

15 The annexed statement of the balances outstanding in the June and September towzies will shew with what irregularity the amount was collected.

BALANCE.		
Year	At end of June	At end of Sept
1237	80,189	8,874
1238	17,971	7,399
1239	20,388	4,512
1240	24,162	14,029
1241	2,237	2,188
1242	2,282	169
1243	11,167	2,621
1244	9,852	5,827

16 A reduction of juma was evidently necessary, from having been in charge of the pergunnah for 2 years on a previous occasion, I was tolerably well acquainted with it; I knew that several villages were much over-assessed, many could with difficulty pay; few yielded a fair proportion of profit, and I knew none in which the profits were sufficiently large as to justify any considerable increase, the experiment of how large a juma could be extracted had been tried on all.

17 The tehsildar who is intimately acquainted with the resources of the pergunnah, estimated 2,25,000 as a fair juma. The juma of 1229 F S, that last sanctioned by Government, was 2,14,800. At that period

the pergunnah was in a most flourishing condition and the malgoozars in excellent circumstances , since that period the extent of cultivation has not perhaps altered much, but the amount of stock and capital has diminished materially, and many ryots who absconded during the seasons of distress in 1237, and subsequently, have never returned , the circumstance of the villages being in the hands of moquddums and small farmers has given the tehsil officers much license for interference in the internal management, and they looked only to the extent of cultivation without considering whether the ryots had the means of tilling the quantity in a proper manner ; consequently in many villages the assamees have much land under tillage, without stock in proportion, and the result is a slovenly cultivation in scanty crops ; much land is cultivated paekash, and the land so occupied produces little itself, and at a low rent, and takes up the time of the cultivator which should be devoted to his proper fields

18 Under these circumstances I was prepared to allow a deduction of at least 10 per cent on the whole juma, and determined to assume 2,20,000 as the future juma, which would leave the demand something above that of 1229 F S, when the condition of the pergunnah shewed a light assessment, and below that of 1234, which experience had demonstrated to be too heavy.

19 To compare this with the adjoining pergunnahs, it was necessary to distribute the amount over the four classes above mentioned, and it was done as follows, in the proportions which my enquiries led me to suppose suitable

	<i>Juma</i>	<i>Rate on cultivation.</i>	<i>On malgozaree</i>
Sooawaleh,	... ... 86,000	2 7 3	2 2 2
Furreednuggur, ... ..	80,000	2 2 6	1 12 11
Beeggurputty, ... .	46,000	1 12 0	1 4 4
Suleempoor, ... ..	8,000	1 12 8	1 5 10
Total, ..	<u>2,20,000</u>	<u>2 2 2</u>	<u>1 11 9</u>

20 The first class may be compared with Shercote, Reher, and Juspoor Shercote is superior to all, Reher to Juspoor and Juspoor in soil to this class The first pergunnahs are both superior to Thakoordwarah in the amount of rent paid for sugar-cane and other money crops, and also in the share of the produce of crops paid in kind. Shercote has also more irrigation Juspoor in regard to the tenures, over-assessment, and ruin, more nearly agrees with Thakoordwahah, but the greater degree of deterioration from those causes in Juspoor counterbalances the superiority it has in fertility

21. The Bangur or best class of these pergunnahs only is taken,

and the comparison is as follows.—

		<i>Rate on cultivation</i>	<i>On malgozaree</i>
Shercote,	..	2 12 3	2 0 5
Reher,	..	2 9 8	2 0 1
Juspoor,	..	2 5 10	2 1 0
Sooawaleh class,	...	2 7 0	2 2 2

22 The Furreednuggur class can only be compared with the adjacent pergunnah of Surkurah, to which it has resemblance. The rate of Surkurah is, on the cultivation 2-3-2, on the malgozaree, 1-10-1. The other classes are peculiar, and there are no similar divisions with which a comparison can be made.

23 To form the rent-rates for the different kinds of soil, I resorted to all the modes of enquiry from the zemindars and tehsil officers in my power. The putwarees' papers are quite worthless, as they must always be of villages in which the malgootar collects his rents without the intervention of a karinda. The rates, therefore, at least, must be mere guess. In this pergunnah even rent for sugar-lands is not uncommonly paid in kind.

24 A comparison of the estimated value of the crops as shewn by the khusrabs with the rates obtained from other enquiries produced a conclusion that the sum of 3,20,000 might be about the rental of the pergunnah, and so for each class, the rates obtained for each class and different kinds of soil from this foundation are as follows. The revenue rates being about 32 per cent less than the rent-rates, this would be a small per centage to deduct, if the jumabundee could be consulted accurately, but it can be little depended on.

25 This amount was distributed with reference to the capabilities of every mouzah after the fullest enquiries, and the deduced revenue value used as a standard of comparison. The rate at which the juma proposed fell on each acre was compared with that of surrounding mouzahs, and alteration made if required. If I have not been able to give satisfactory reasons why one mouzah should pay a juma at as high a rate as the surrounding estates, I have at least satisfied myself of the fact,—difference of the quality of the soil of similar denominations in the amount of stock, and the number of assamees, the rate of rent; previous over-assessment; of difference in skill and the caste of the cultivators have all been taken into consideration, and though I cannot suppose that I have succeeded in imposing an equal burden upon all, I am certain that the juma assessed has given very general satisfaction, and the revenue is collected without difficulty, or the necessity for the issue of a dustuk, while I am equally confident that the just dues of Government have not been sacrificed.

26 It is highly probable that in a short time a large number of villages will change hands. Several persons admitted as moquddums

who have never held the malgoozaee of the villages, were in condition little better than common ryots ; they have no means, and it is questionable, if they have the credit to raise the funds necessary as advances to procure the cultivation of a single harvest, and must alienate a part or the whole of their mouzals to procure them , other parties, the losses of former years have thrown into the hands of the muhajuns - as long as the whole profit of the village goes into the banker's hands he will permit the management to rest with the moquddums ; but on any misunderstanding the Civil Court will be resorted to, and the moquddum will lose his right in the mehal If these changes occur, they must not be attributed to over-assessment now

27 A project has been formed, and approved by the Government for constructing an *irregular* and navigable canal from the Ramgunga to Moradabad , it will pass through this pergunnah, and no measure can be better adapted to ensure the future prosperity of the mehal

28 The Professional and khusrah survey took place simultaneously two years before the settlement It was the first pergunnah measured under the contract system in this district, and the khusrahs are certainly more correct than any I have seen in other pergunnahs, both as to the extent and quality of the land No settlement had then been formed having a classification of soils as the basis, and consequently the malgoozars were ignorant what difference the substitution of Bhoor land of Suwaee would make in the assumed value of their villages The khusrahs were carefully verified by the tehsildar, and also by myself on my visits to the villages The principal error appears to be in the quantity of irrigated land, especially in the villages of the 1st and 2nd classes ; this is to be attributed to the circumstance that nearly all the irrigation is from cutcha wells, and that in the year of survey, in consequence of a sufficiency of rain, very little irrigation was required

29 The unregistered maafee was settled at light rents with those maafeedars who were in actual possession There is very little in the pergunnah ; a statement of land under 10 beegahs released for charitable purpose is submitted The pergunnah was settled before the orders of Government on this subject were issued.

30 In all villages settled with the moquddums as proprietors, a statement of the amount of shares held by hissadars has been drawn up, and a lumberdar appointed Rules for the removal of a lumberdar, or election of another on the death of the present, have also received the assent of all as well as a record of rights as to butwara and other necessary particulars The rent roll was proclaimed in the village and stuck up for objection to be offered, and such as were brought forward were disposed of.

31 The village police have always enjoyed 5 cutcha beegahs of land as jagheer besides the usual perquisites, this has been increased to 5 pucca beegahs or about 2½ acres, and the Magistrate has been referred to on the subject of any further arrangements that may be necessary

32 The road fund has been established

33 A kistbundee has been filed according to the produce of each village

34 A detailed statement of outstanding balances in the form B I accompanies this report, and I also submit an abstract of the nominal and real balances I have recommended the whole to be remitted sums due for years before 1235, are irrecoverable from want of assets, and those for subsequent years may be attributed to over-assessment, and as the pergunnah has now been assessed at the fullest amount fairly demandable, it would be injurious and impolitic to enforce demands even where the defaulters might possibly be able to discharge them with difficulty from other sources

BIJNOUR  
Settlement Office,  
December, 1840

I have, &c,  
(Signed) J C DICK,  
Settlement Officer

FROM OFFG COMMISSIONER OF THE ROHILCUND DIVISION,  
To THE SUDDER BOARD OF REVENUE, N W PROVINCES

Dated 21st December, 1840

GENTLEMEN,

I have the honor to send you the settlement statements of pergunnah Thakooridwarah, zillah Moradabad

The report of Mr. Dick gives a clear account of the grounds of his settlement, and leads one to anticipate the final success of his arrangements

I am able to state that the experience of two years confirms these anticipations, that Mr. Dick's settlement has given universal satisfaction, and the revenue has been collected without a dustuck, while the rates at which his juma still falls on the lands of the pergunnah, more than justify the amount of reduction he has granted.

It only remains for me to notice Mr. Dick's remarks on the moquddumee tenures The question between me and Mr. Dick is a very simple one, we both allow that there are two kinds of moquddums—proprietary and official, and all I ask of Mr. Dick is to prove to me the officiality of a moquddum to reject his claim. Let it be made out to me

that the moquddumee originates in an appointment made by the Puthans, the officers of the Nawab Vuzeer, the Collectors of the British Government, or a malgoozar under any of these authorities, and I at once reject the claim to property in the mehal, but when I find claimants whose ancestors, so far as record and tradition go back, have always been moquddums, of whom no man can say this is not a proprietor, but the descendant of a village servant, I do not think I am assuming much, in assuming that this man and his family and clan who are resident in the village, are the real owners of the soil, and that it is my duty to put them in possession of the malgoozaii in preference to any new farmer though he may have held as farmer for 30 years; and I utterly throw aside as an ingredient in the proof of a proprietary claim the accident of holding the malgoozaree to which Mr. Dick attaches so much weight, a thing which all the records of our revenue system shew the rightful owner to have been more usually despoiled than possessed of, and in its nature as distinct from proprietary right, as the office of receiver of the taxes is from the fee simple of the country.

I hope I have in this matter acted on a principle conformable to the views of your Board on the subject

For the rest I can with confidence recommend the confirmation of the settlement, and with pleasure, bear my testimony to Mr. Dick's abilities and judgment in the conduct of it

I am, &c.,

(Sd)

*Offg Commissioner*

Since Mr. Dick made over to me the charge of his English records, I have always had them in my own keeping, because there was no list attached to them. Amongst them I have found this copy of a letter I was with Mr. Robinson, late officiating Commissioner, and Mr. Dick, when the former officer confined, and wrote a short report upon, the settlement of pergannah Thakoordwarah. The corrections in the above letter are, to the best of my belief, in Mr. Robinson's hand writing, and furnish proof of the genuineness of the letter nearly as strong as if it were signed by him. A signature has been erased, but there are sufficient traces of the signature to make it evident that it was R. K. Dick. Mr. Dick must have signed the letter inadvertently. I have been informed by the Commissioner that the original draft is not forthcoming in his office. The above letter, in the style of the 4th paragraph, contains internal evidence of having been written by Mr. Robinson, and I cannot imagine even a remote reason for supposing it to be other than genuine.

MORADABAD  
Settlement Office,  
13th April, 1843.

(Sd) R. MONEY,  
*Settlement Officer.*

FROM R MONEY, Esq,  
Settlement Officer,  
To W J CONOLLY, Esq,  
Commissioner of Revenue,  
3rd Division Bareilly  
Dated Moradabad, the 19th July 18-

SIR,

I have the honor to inform you that I have completed the revision  
of the settlement, and forwarded to you the settlement  
statements of the pergunuahs noted in the margin.\*

*	1	Sumbhal
	2	Hussunpoor
	3	Dhukuh
	4	Tighuee
	5	Buchiaon
	6	Oujhuree
	7	Dhularsee
	8	Sirsa
	9	Umrohuh

2 Sumbhal and Umichuh have been settled as separate pergunnahs, but the remaining seven which have always been under the superintendence of one tehsildar, have been settled as one

3 In my letter No 136 dated 15th November last, in reporting on my settlement of most of the other pargannahs of this district, I explained the general system pursued by me, and as the same system has been pursued in the settlement now under report, I consider that a brief notice of my proceedings will suffice

4 Before I proceeded to this pergannah, each village had been visited by Mr Orr, who from his own observation, from Sumbhal enquires, and an examination of putwaires' accounts, determined the mean rate of rent of each village, and made himself acquainted with all that it was necessary to know to guide me in making the settlement. The information which he acquired was recorded in separate notes on each village.

5 I made my calculations on the original khalseh lands only, and divided the villages of the pergunnah into four classes, of which the following is an abstract.—

CLASS	LAND IN ACRES								Actual rent.			
	Culturable.	Lately abandoned or chunchur.	Surface		Muttecar		Bhoor.					
			Irrigated	Not irrigated	Irrigated	Not irrigated	Irrigated	Not irrigated				
First,	1,580	436	548	1,850	54	734	8	584	3,558	5,527	28,409	6
Second,	18,920	5,153	4592	12,190	310	4498	178	6,115	27,978	52,046	116,594	3
Third,	16,916	5,309	2795	10,127	171	2628	281	6,844	22,856	45,081	77,118	
Fourth,	6,078	1,234	517	1,893	27	378	126	2,718	5,659	12,971	14,872	8
TOTAL,	48,452	12,132	8547	25,860	562	8248	588	16,241	60,041	1,15,825	2,32,085	2

In calculating the rent-rates, or the rate of rent per acre of each description of soil, I determined to have one rate only in each class for irrigated Suwaee and Mutteear land, one rate for unirrigated Suwaee and Mutteear and irrigated Bhoor, and a third rate for unirrigated Bhoor. My reasons for confining myself to so small a number of rates, for fixing the same rate for Suwaee and Mutteear, and lastly, for arbitrarily fixing the relative proportion of the several rates, are stated at sufficient length in my former report, and it is, therefore, superfluous to repeat them here. Fixing the rent-rate of unirrigated Bhoor in the first class at Rupees 2-0 per acre, and at Rupees 1-8-0 per acre in the second, third, and fourth classes, and fixing the other two rates in each class in the proportion of 3, 2, I obtained the following —

## RENT-RATES

Class	Description of land	Land in acres	Rate of rent per acre					
			Rs	A.	P.	Rs	As	P.
First	Suwaee and Mutteear irrigated, .	597	10	3	4	6,094	6	0
	Do do not irrigated and Bhoor irrigated, .. ....	2,292	6	12	11	16,283	0	8
	Bhoor not irrigated, .. ....	564	2	0	0	1,128	0	0
	Total,...	3,553				23,505	6	8
Second.	Suwaee and Mutteear irrigated, .	5,002	6	9	10	33,086	2	4
	Do do not irrigated and Bhoor irrigated, . ....	16,856	4	6	7	74,359	8	8
	Bhoor not irrigated, .. ....	6,115	1	8	0	9,172	8	0
	Total, .	27,973				1,16,618	3	0
Third	Suwaee and Mutteear irrigated, .	2,966	5	11	9	17,008	2	6
	Do do not irrigated and Bhoor irrigated, .. ....	13,046	3	13	2	49,873	12	4
	Bhoor not irrigated, .. ....	6,844	1	8	0	10,266	0	0
	Total, .	22,856				77,147	14	10
Fourth	Suwaee and Mutteear irrigated, ..	544	5	0	8	2,742	10	8
	Do do not irrigated and Bhoor irrigated, .. ....	2,397	3	5	9	8,052	6	9
	Bhoor not irrigated, .. ....	2,718	1	8	0	4,077	0	0
	Total,...	5,659				14,872	1	5
	GRAND TOTAL, ..	60,041				2,32,143	9	11

No single rate is as much as half a pie more or less than it ought to be. The variation of Rupees 59 in the total could not be avoided without calculating that rates to fractions of pies.

6 Nearly every estate in the pergannah was reported by the pergannah officers to be under-assessed, and I could only ascertain one or two possible instances of over-assessment, whereas there were many instances of notorious under-assessment. I have always considered 60 per cent of the rent to be every fair proportion to demand as revenue. I felt confident of the general correctness of the estimate that had been made of the rent of the khalseh land measured as cultivated and, independently of my knowledge of the inadequacy of the former juma, the following circumstances confirmed my opinion that 60 per cent of the estimated rent must be a moderate demand. Much cultivated land had been surveyed as uncultivated, and all the land returned as cultivated amounted to little more than half the total mal-goozaree area. I therefore fixed Rupees 1,39,286 (or six-tenths of Rupees 2,32,144) as my pergannah juma. This involved an increase of Rupees 20,434 on the juma last sanctioned by Government, or Rupees 22,818 on the actual demand of the previous year.

7 From the total estimated rent of each class I deduced the total juma of each class, and to assist me in making my assessment of each village, I obtained from the total deduced jumas of each class, the following sets of rates —

CLASS	AVERAGE RATE PER ACRE OF PROPOSED JUMA OF EACH CLASS		
	On land under cultivation	On aggregate of cultivated and lately abandoned land	On total mal-goozaree
First, ...	Rs. 3 15 6	Rs 3 8 7	Rs. 2 8 10
Second, ...	2 8 0	2 1 10	1 5 6
Third, ...	2 0 5	1 10 4	1 0 5
Fourth, ...	1 9 3	1 4 9	0 11 0

As a preliminary to the assessment of each village, I had five deduced jumas, first, the juma deduced from the estimated rent, secondly the "value assumed at deduced Revenue rates;" and lastly the three

jumas obtained from the rates in the above table Assisted by the notes of Mr OII, the report of the peigunnah officers, and a statement of the collections of past years, it was not likely that I should be far wrong in my estimate of a fair juma for each estate Where I found a village that had long been held at an inadequate juma, I avoided demanding the full increase that was required to bring the assessment up to the average of the peigunnah My peigunnah juma for the original khalseh land was, as above stated, Rupees 1,39,286 In apportioning that amount, village by village, I found it in some instances necessary to propose insude jumas The following was the result of my assessment of the original khalseh —

<i>Proposed juma for 1249 F S</i>	<i>Proposed Lamil juma for 1267, 1268 F S</i>
Rupees 1,31,146	Rupees 1,36,620,

My proposed juma fell so far short of the estimated amount from my having avoided making the increase press heavily on any individual zemindar

8 Rupees 33,031 are assessed on lands summarily resumed, and resumed under Regulation II 1819. In assessing each parcel of land, I took into consideration the amount of land cultivated, lately abandoned and culturable, and having calculated what would be the assessment at the rate of assessment of the village in which the land might be situated, I proposed a sum 20 per cent less than that amount as the juma. In this way I separately assessed eleven hundred and two (1102) resumed tenures in this peigunnah only

9 Regarding the fairness of my assessment I would observe, that the Nawab of Rampoor is the most extensive landholder in the peigunnah I assessed his estates as I assosssed all others, and he considers the assessment very moderate. My revised juma was demanded from the commencement of 1249 F S, and including the jumas assessed on resumed lands, every rupee was collected by the 20th June last It is the first time for the last fifteen years that the demand has been entirely realized by that date It may be said that there is a great increase in 1265 on the juma of 1249, but it must be observed that that increase, in every instance, arises from the assessment of lands resumed subsequently to the revised assessment of the khalseh.

10 The unusually great value of the rent of villages of the first class is accounted for in my remarks on the assessment of some of the villages in that class The remarks appended to the foims II and III are so copious, that I consider it unnecessary to carry this report to any greater length.

11. Six villages of this peigunnah which were surrounded by villages of the Hussunpoor peigunnahs, have been included in the settlement

of the latter, and two villages of pergunnah Susee, which are surrounded by Sumbhul villages, have been settled with Sumbhul

12 Pergunnahs Hussunpoor, Dhukuh, Tighuree, Buchraou, Oojharee, Dhubarsee, and Susa have always formed one tehslee, and the villages of the several pergunnahs are so intermixed that, with the sanction of the Sudder Board, they were all surveyed as one pergunnah, and I have made the settlement accordingly

13 The survey of these pergunnahs was commenced under the new system of dispensing with what may be called the interior professional survey of each village, or survey with an azimuth compass and perambulator of the total cultivated, and total uncultivated lands of each village. That survey, when properly conducted, was an effective check on the detailed field measurements which were made by the ameens. The ameens felt, when it was abolished, that there was no check upon them. Orders had at that time been issued by the Lieutenant Governor, making settlement officers responsible for the correctness of the detailed survey. The great extent to which bribes were taken in that department, was a matter of too great notoriety to admit of any doubt. The system that was said to be pursued, was variable sometimes the ameens paid a fixed sum monthly, and were themselves allowed to make what they could by bribery, and sometimes they received a percentage. Although I make this statement regarding the Revenue Survey, I never heard that the Revenue Surveyor himself received any money that was paid for the falsification of the survey returns. In one instance I rejected a khusrah which had been proved to be incorrect, and a re-measurement was made. Land which had been entered as cultivated with sugar-cane in the rejected khusrah, was entered as barren waste in the revised one. There were instances in which only about one-fourth of the land actually under cultivation was surveyed as cultivated. I had the survey returns corrected; but it was not to be expected that a correct return could be formed on such a basis, and the actual amount of cultivated land in these pergunnahs is, therefore, unknown.

14 Each village was visited by Mr. Orr, as those of Sumbhul had been, and the mean rent-rate of each was determined in the same way as in Sumbhul

15. Exclusive of mouzahs Sneedabad in Dhukuh, Kurunpoor in Sirsa, Buhwaoluh and Roopa Nagul in Dhubarsee, Kakurkee khadir in Buchraon, and Aghanpoor and Sihalee in Tighuree,—of which the measurement papers had not been prepared when I commenced the settlement,—the following is a statement of the khalseh lands:—

Class.	Suwaee		Mutteear		Bhoor		Total cultivation	Chunchur	Culturable	Total malgozaree	Rent Rupees.
	Irrigated	Not irrigated	Irrigated	Not irrigated	Irrigated	Not irrigated					
First, ..	5,010	11,620	1,412	9,035	399	6,392	33,868	5,459	42,442	81,769	1,46,752 4
Second, ..	4,060	10,148	362	4,905	444	14,945	34,864	8,575	30,299	78,738	1,09,465 6
Third, ..	1,590	4,737	146	2,403	407	15,265	24,548	6,538	20,664	51,750	54,243 2
Total, ..	10,660	26,505	1,920	16,343	1,250	36,602	93,280	20,572	93,405	2,07,257	3,10,461 2

As Mr Orr had made estimates of the rent of 269 villages in pergunnah Sumbhul before he commenced his investigation in the Hussunpoor pergunnahs, and I had ascertained that the general estimates of the rent in Sumbhul were correct, I had more reason to rely on the correctness of his work in Hussunpool, which he had commenced after having acquired experience in Sumbhul. Gohur Lall and Gunesh Rai the Canoongoes, than whom no one is better acquainted with the capabilities of the pergunnahs, had been ordered to give in dousls for each village. They were particularly desired to name moderate jumas. The aggregate of the dousls was Rupees 1,83,810 (the deduced jumas being substituted for the dousls in six villages of Sumbhul for which no dousls were filed). The former actual demand, Rupees 1,32,000, was notoriously inadequate, and finding that six-tenths of Rupees 3,10,461 of the total rent, amounted to Rupees 1,86,277, and that that sum fell only at the following rates —

On total malgozaree.	On aggregate of cultivation and Chunchur.	On cultivation.
Rupees, 0 14 5	Rupees, 1 10 2	Rupees, 1 15 11

I could not, with reference chiefly to the rate on the malgozaree, fix a lower pergunnah juma than Rupees 1,86,277. I knew that my juma must, in many instances, be rusudee, and that the dousls of the Canoongoes were intended to represent the jumas which they considered ought immediately to be realized.

16 Having fixed the pergunnah juma, I proceeded to calculate the rent-rates of each kind of soil in each class, and will here transcribe the notes which I wrote on the occasion

“ I fix the Bhoor rate at Rupees 1-10-0 which is within 5 pies of the

First class. “ common rate of 4 annas the cutcha beegah. If I then  
“ obtain the Suwaee and Mutteear irrigated and unirri-

" gated rates, bearing to each other the proportion of 3 to 2, the unri-  
 " gated rate becomes more than Rupees 4 the acre The rent-rate of  
 " unirrigated land (if good dhan and khadu land be excepted) is rarely  
 " more than 10 annas the cutcha beegah or 4 Rupees the acre. I would,  
 " therefore, fix the unirrigated Suwaee and Mutteear rate at 4 Rupees,  
 " but then the irrigated rate becomes Rupees 8-2-6 which is too high,  
 " for there are very few lands that pay such a rent The evident infer-  
 " ence is that, assuming the gross rent of the first class to be correct, the  
 " amount of irrigated land is under-stated I therefore can only fix the  
 " rates in the proportion of 3 to 2, and although the rate obtained will  
 " be too high rather for unirrigated land, yet it will be applied to all the  
 " land actually irrigated, and entered in the statements as unirrigated

" The deduced rates therefore are —

	Acres	Rent- rates	Rent			Deduced Juma
"Suwaee and Mutteear irrigated,	6,422	6 10 8	42,813	5	4	
"Suwaee and Mutteear not irri- gated, and Bhoor irrigated,	21,054	4 7 1	93,536	12	6	
"Bhoor unirrigated, ... ...	6,392	1 10 0	10,387	0	0	
Total, ...			46,737	1	10	88,042

*Rate per acre of deduced juma.*

"Total malgozaree.	Aggregate of cultivation and Chunchur	Total cultivation.
"Rupees, 1 1 3	Rupees, 2 3 10	Rupees, 2 9 7

" It is difficult to fix the rent-rates of this class Taking it for  
 " granted that the total estimated rent is correct, it is  
 Second class. " evident that there must either be a deficiency of irri-  
 " gation, or an excess of Bhoor in the statements; more probably the  
 " latter The amount of irrigated land is so small, that no rate assessed  
 " on it, unless one unreasonably high, could have the effect of moderat-  
 " ing the rent-rate of the unirrigated land If the Bhoor rate be fixed  
 " at Rupees 1-10-0, which is high enough, the unirrigated rate must be  
 " Rupees 3-13-7, although it ought not to be more than Rupees 3-3-2  
 " or 8 annas per cutcha beegah As in consequence of the amount of  
 " Bhoor land being exaggerated it is necessary to fix too high a rate either  
 " on the Bhoor or unirrigated land, or both, it appears to me a matter  
 " of indifference on which description of land the excess be assessed, I

" therefore retain the Bhoor rate of Rupees 1-10-0, and fixing the other two rates as 3 to 2, the rates are .—

	Acres	Rent-rate	Rent	Deduced juma
" Suwaee and Mutteear irrigated, ... .. ..	4,422	5 12 5	25,541 10 6	
" Suwaee and Mutteear not irrigated, & Bhoor irrigated,	15,497	3 13 7	59,647 4 11	
" Bhoor not irrigated, ... ..	14,945	1 10 0	24,285 10 0	
Total, ...	34,864		1,09,474 9 5	65,685

*Rate per acre of deduced juma.*

On total malgozaaree	On aggregate of cultivation and Chunchur	On total cultivation.
Rupees, 0 14 3	Rupees, 1 8 2	Rupees, 1 14 2

Third class. " Fixing the Bhoor rate at 1-8-0 as the Bhoor is inferior, and making the other rates as 3 to 2, we have—

	Acres.	Rent-rate	Rent.	Deduced juma.
" Suwaee and Mutteear irrigated, ... .. ..	1,736	4 10 1	8,038 0 8	
" Suwaee and Mutteear not irrigated, and Bhoor irrigated, ...	7,547	3 1 5	23,309 3 7	
" Bhoor not irrigated, ..	15,265	1 8 0	22,897 8 0	
TOTAL, ...	24,548		54,244 12 3	32,547

*Rate per acre of deduced juma.*

On total malgozaaree	On aggregate of cultivation and Chunchur.	On total cultivation.
Rupees, 0 10 1	Rupees, 1 0 9	Rupees, 1 5 3

17. I fixed the juma of each estate, after obtaining the five deduced jumas in the mode that I have described in reporting on the Sumbhal settlement. In consideration of the great amount of lately abandoned and of culturable land, I felt it very necessary to pay great attention to the juma of each village at the average malgozaree rate of the class, and I found so many instances in which the assessment at the average rate of the class on the total cultivation bore a very small proportion to the assessment at the average rate of the class on the malgozaree, that I was very frequently obliged to propose iusudee jumas. In many instances where I found that a considerable increase on the former demand was required, I proposed a iusudee juma, not because the immediately available assets were insufficient for the kamil juma, but in order to accustom the zemindars gradually to pay the higher juma, and to give them time to bring more land into cultivation. I assessed several villages which were almost entirely uncultivated, and which had been held at quit-rents at the jungle clearing lease rate, arriving at the kamil juma in the two last years of the settlement. In many of these the sale of grass alone was nearly sufficient to cover the proposed kamil juma.

18. I found after separately assessing each estate that the aggregate of the revised jumas of the original khalsah lands was—

1250 to 1252 F S	53 to 55	56 to 58	59 to 61	62 to 64	65 to 67	1268 to 1269 S F
Rs 1,72,693	Rs 1,78,786	Rs 1,84,803	Rs 1,89,134	Rs 1,92,779	Rs 1,95,300	Rs 1,97,128

Mean juma Rupees 1,86,662, including 4 or 5 villages which were not entered in the statement, from which I deduced my pergunnah juma of Rupees 1,86,277.

19. When I commenced taking engagements for the revenue that I had assessed, I observed no order in naming the jumas, but wrote them down as the Canoongocs mentioned the names of villages of which the zemindars were present. In this way I had gone through more than half of the villages in the pergunnahs without any zemindars making the slightest demur. They all wrote engagements willingly. On the second day one or two zemindars refused to engage, and there were all together 13 refusals. Amongst these, Sheo Singh refused to engage for Bhudesruh, Brahminpoor and Kullalkheruh of Dhukuh, of which villages I had raised the juma from Rupees 575 to Rupees 936. The farmer whose engagements I took told me that he was willing to pay Rupees 300 yearly malkana, over and above the juma of Rupees 936 which I had assessed, and assured me that the assets averaged Rupees 2,200 yearly.

20. Mooneer Ullee, who was formerly seishtadar in the office of the Collector of this district, and is a man of very bad character, but tho-

richest zemindar in the Hussunpoor pergunnahs, and Zabitah Khan, one of the principal zemindars in Buchraon, persuaded the greater part of the zemindars to appeal in a body to you against my assessments. At first they could not persuade Choudhuree Walee Mohamod of Dhukuh to appeal, for he said that his entire illaqua had been assessed very much lower than he had expected it would be; but he afterwards joined them and used his influence in persuading others. They all knew that they could lose nothing by appealing, and that they might gain.

21. On the grounds contained in your letter of 3rd December last to my address, you desired me, as a general rule, to strike off the proposed prospective increase on my jumas, and to fix my kamil juma at an advance of from 20,000 to 25,000 Rupees on the former demand.

22. Pergunnah *Buchraon*, situated to the north of all the others, contains a majority of Bhoor villages. The rate of assessment of that pergunnah was lower than that of any of the other pergunnahs, excepting, Hussunpoor, which contains only 10 villages. There are altogether 500 villages, and the total rusudee increase on my proposed juma for the three first years of the settlement was Rs 24,435. Although Buchraon contained 178 of those villages, the total rusudee increase on Buchraon was only Rupees 3,657. *Tighuree*, on the north-west, is nearly all khadir, but as it showed a cultivated area of only 4,366 acres to a malgoozaree area of 11,526, the rusudee increase on the juma of that pergunnah only, although it contained but 40 villages, was Rupees 8,393. Half of the rusudee increase was thus divided between those two pergunnahs, and the remaining Rupees 12,367 were apportioned to the other five pergunnahs. The villages of the other five pergunnahs are quite intermixed, but taking them as a whole, they form a tolerably compact pergunnah, bounded on the north by Buchraon and Tighuree, running south and south-east along the banks of the Ganges, till they reach the Budaon district, and bounded on the east, at the distance of 12 miles from the Ganges, by the Sumbhal pergunnah. *Hussunpoor* contains only 10 villages. Hussunpoor khas is near the Ganges, a few miles south of the southern extremity of Buchraon, and Busee Kunlan and Oodhunpoor are in the same neighbourhood. The other seven villages lie together, projecting on the south-east, into the Sumbhal pergunnah. The majority of the *Dhukuh* villages are to the north; *Sirsee* to the south, and *Oojharee* and *Dhubarsee* in the centre. There are villages of each of these four pergunnahs on the banks of the Ganges, and every village that is so, is in the first class. No villages can so properly be called khadir as those, and from them it may be shown what the khadir villages are capable of. Dehree Goozur of Dhukuh is one of them. When I made my first assessment, I retained the former juma of this village, Rupees 1,101. With an allowance of one-fifth of the area for

barren waste that juma fell at the rate of Rupees 1-5-4, on the malgozaree, my average rate being Rupees 1-1-3, but there was no appeal against the assessment Shahbazpoor of Oojharee is another The juma of the former settlement which I have now retained, falls at the rate of Rupees 3-0-4 on each acre of cultivation The former juma of Jeoruh Oojharee was Rupees 805, the Canoongoe's doul Rs 850, and my first and finally proposed juma Rupees 705 This juma of Rupees 705 falls at the rate of Rs 2-15-2 on each acre of cultivated land Rehruth, Rihree of Dhubaicee, in the south, and several of the villages in that neighbourhood, are some of the finest that I have seen in the district Durheal Gungesree, and Phorunuh of Sissa, are amongst them Irrigation is practised from Gools, and very fine sugar-cane is produced From the northern to the southern border of these pergannahs the distance is 25 miles Within a latitude of 25 and a meridian of 12 miles, it is natural to expect that there should be villages of every description, and it would be difficult to class them with reference to their situation I believe that in classing them with reference to the ascertained value of their rent-rates, I followed the only system that, on a large scale, is effectual, for in classing a large number of villages of various characters on any other system, there must either be so many classes as to make the classification useless for the purposes of assessment under Regulation IX of 1833, or so many exceptions as to impede rather than facilitate the settlement proceedings

23 The Bhoor villages are almost all of pergannahs Buchraon and Dhukuh, and they are not less productive than the villages of the same description in pergannahs Sumbhul and Bihjoe, but they were, in the first instance, assessed generally at a lower rate, because the juma which they had previously borne was so inadequate

24 The chief landholders are Ibadoollah Khan of Khanpoor (a zemindar of the Boolundshahur pergannah) Mooneer Ulee, and Manbun of Buchraon, who are both known to have made large fortunes from their estates, and Walee Mahomud of Dhukuh The Puthans of Hussunpoor khas are almost the only zemindars of that caste in the seven pergannahs. My first assessment of Hussunpoor khas was notoriously light I believe Buhadur Khan, who was a Naib Risaldar in Colonel Skinner's horse, is the only respectable man amongst them. Sadoollah Khan and the others are generally well known to the Magistrate for the countenance they afford to the bad characters of that part of the district

25. You consider that the fact of the juma of the 4th settlement, the highest hitherto assessed, having been reduced gradually to Rupees

1,33,100, is a proof that that juma was found too high. The reductions, amounting in the aggregate to Rupees 4,756, were granted in 49 villages only out of 500. Of these 49 villages, seven were held by Moljee Kueem-oollah and five by Moljee Mooneer Ulee, and the illaquas of both of those zamindars were notoriously under-assessed. The following are a few of the villages in which the reductions were formerly granted —

Pergunnah.	Village	Juma of 4th settlement	Reduction	Juma of 8th settlement	Finally revised juma
Tighurea, ..	Batoopoorah ... ... .	500	350	150	348
	Goolalpoor, ... ... .	200	150	50	173
	Hoshunpoor, ... ... .	160	120	40	107
	Khuukhalee, ... ... .	145	70	75	184
Buchraon, ...	Buchraon, ... ... .	562	262	300	750
	Chaoopooruh, ... ... .	75	36	39	130
	Daranuggur, ... ... .	30	10	20	36
	Furredpoor Gurhee, ...	150	50	100	200
	Phukruoluh Hoshunpoor,	350	173	177	379
Oojharee, ...	Roostumpoor, ... ... .	80	5	75	115
	Oojharee, ... ... .	536	82	454	701
	Ukburpoor, ... ... .	115	40	75	120
Dhubarsee, ...	Koondalee, ... ... .	300	120	180	293

I have increased the jumas of all of them excepting Batoopoorah, and any farmer would engage to pay double the juma that I have assessed on that village. Those villages of which the jumas have been most increased by me, are invariably the most lightly assessed. The fourth settlement, of which the jumas, with the exceptions above alluded to, have been retained till the present period, appears to have been so unequal, the jumas of the 3rd settlement having been in many instances increased 50, 100, or 150 per cent., while in numerous instances large villages were retained at a quit-rent, that it was reasonable to expect that, after a lapse of 26 years, even a most moderate settlement could not be made without involving a considerable increase on the former juma.

26. Where there were so many estates held virtually nearly rent-free, such for instance as the following, of which I have noted the former jumas and the jumas finally proposed by me, I should think it difficult to determine within 10,000 or even 20,000 Rupees from any data excepting the estimated rent, what increase might fairly be demanded.

Village.	Former juma	Finally revised juma
Shahpoor Boozoorig, ... .. .	80	135
Shahpoor Maubun, ... .. .	15	130
Shahbazpoor, ... .. .	60	185
Shukri pooree, .. .. .	56	160
Susa, . .. .. .	55	160
Sooltanpoor, .. .. .	70	275
Talapoor, ... .. .	15	201
Toomruh, ... .. .	150	336
Tutarpoor Gurhee, ... .. .	41	150
Total, .	542	1,732

27 253 estates were enumerated in the first petitions of appeal which were presented to you, but the appellants held 155 estates to which I suppose they thought it prudent to make no allusion in appealing to you Ibadoullah Khan, for instance, holds 34 villages. He appealed against the settlement of 17 of them, of which the jumas had been considerably increased, but omitted all mention of 17 of which the former jumas had been chiefly reduced or retained

28 In proposing a rusudee increase on the jumas, I had in view the rules which have been prescribed by the Sudder Board for granting clearing leases, and frequent allusion is made to those rules in my remarks appended to the forms II and III. So many of the khadir villages had been brought to a high state of improvement, that I considered that those which are now nearly quite uncultivated, and which I believed to have been kept so in anticipation of the settlement,—the zemindars contenting themselves with a valuable return from the sale of grass,—ought to be made prospectively to bear their share of the revenue of the district Under your orders I have abolished the rusudee increase, but I consider that if the waste lands be not prospectively assessed, they should remain open to settlement under the provisions of Regulation VII 1822, Section 8 The settlement of Batoopooia, for instance, under that regulation would shew the value of the lands. Now that the settlement is completed, I anticipate that the lands will rapidly be brought under cultivation I assessed Buhwaoluh of Dhubarsee at Rupees 208, and I am informed that the assets of the past year were between Rupees 700 and Rupees 800.

29 In your letter of the 3rd December last, you named an increase of from Rupees 20,000 to 25,000 as sufficient I took the last named sum as my proposed increase, and the only difficulty that I anticipated was to make my assessments so low.

30 I endeavoured to persuade the zemindars to appoint any one or more of their own body to apportion the decrease that had been granted, but they unanimously requested me to apportion it myself I should mention that Choudhurie Hubecboollah was very anxious that I should consult him on the subject, but as not one other zemindar seconded his wish, I did not accede to it

31 You desired me to distribute the relief on all the cases in which the complaints might appear to be well grounded As above stated, there were 253 villages named in the petitions of appeal I could not proceed to reduce the jumas of those 253 villages without simultaneously taking into consideration the assessment of the 155 villages held by the same zemindars, but not alluded to in the petitions of appeal, or I should have acted in contravention of the rule prescribed in para 117 of the settlement circular, and if I admitted the last named 155 villages, it would have been a great injustice to exclude the 112 villages, against the settlement of which no appeal had been made, one or two of which I knew to be assessed much more highly than many of those of which the jumas had been appealed against

32 I proceeded in the following way to revise my assessment in accordance with your orders I prepared a statement, copy of which accompanies this letter, in which I entered all the villages in the seven pergannahs, first entering those appealed against, and putting together all those held by one proprietary In the first of five columns I entered the former juma, in the second my first proposed lowest juma, and in the third, my first proposed kaml juma I found that the former juma increased by 25,000 Rupees, amounted to Rs 1,57,860, and that my revised lowest juma was Rs 1,72,693 I reduced my first proposed lowest juma of each estate in the proportion of 1,72,693 to 1,57,860, and entered the jumas so reduced in the fourth column With the assistance of the table thus prepared, I reduced the jumas of every illaqua, and entered the finally proposed jumas in the fifth column There were only 25 estates among the 112 of the non-appellants in which I granted any reduction beyond abolishing the rusudee Of the remainder, in some villages I granted the average reduction, making the juma correspond with that in the fourth column In some I granted more, and in some, less, than the average reduction, and in three or four instances I granted no reduction beyond abolishing the rusudee

33. I had, in the first instance, made my assessment as equitable as I could, and in determining on the reduction which should be granted, I was much guided by the amount of increase on the former demand which was entailed by my first assessment. I accordingly granted the greatest reduction where the increase had been greatest The instances are not very numerous in which I have recorded my reasons for granting any

amount of reduction. There were a few instances in which I had ascertained my first assessment to be heavy, and then I recorded the fact, as also where the jumas first assessed were well known to be unusually moderate. I have not abolished all the rusudec increase on Walee Mahmud's illaqua, because I have proof in my office of his having materially decreased the cultivation. Wherever the first proposed rusudee increase was very great, I knew the malgozaaree area to be proportionally so, and generally considered little decrease necessary beyond making my first proposed lowest juma the kamil juma.

34. One or two examples will better explain the principle upon which I proceeded. The following is a statement of the jumas of Moljee Mooneer Ulee's illaqua.

Former juma	First proposed juma,		Lowest juma reduced by average percentage	Finally proposed
	Lowest	Kamil		
Rs. 4,006	Rs 6,693	Rs 7,928	Rs 6,119	Rs 6,112

Although there was a very great rusudee increase on the juma of this illaqua, I granted the full average reduction, because the former juma was so low.

#### *Illaqua of Zabitah Khan*

Former juma	First proposed juma		Lowest juma reduced by average percentage	Finally proposed
	Lowest	Kamil.		
Rs 4,274	Rs 6,192	Rs 6,232	Rs 5,660	Rs 5,282

Here I granted much more than the average amount of reduction, because there was no rusudee increase (only Rupees 40) to wipe off, and the increase on the former juma was very great.

35. I commenced my revision by marking, as finally assessed, the jumas of all those villages which were notoriously under-assessed. I then fixed at the lowest amount that I considered myself warranted in assessing, the jumas of the villages which I had reason to believe I had assessed highly in the first instance, and finally, I proceeded through all the others on the general principles explained in paragraphs 32, 33 and 34 of this letter.

The following was the result —

	Former actual demand	First proposed jumas		Juma reduced by average percentage	Finally pro- posed juma
		Lowest.	Kamil		
Estates of appellants, ... ..	96,868	8 1,28,673	1,48,933	1,17,628	1,16,268
Estates of non-appellants, .. ..	35,991	8 44,020	48,195	40,243	42,600
Total, .	1,32,860	1,72,693	1,97,128	1,57,871	1,58,868
Subsequently assessed jumas of Buhwaoluh and Sihalee,					327
Juma corresponding to juma of 1250 F. S., in annual juma statement, ... ..	...	...	...	...	1,59,195

In excess of the juma in the last column of the above statement is a rusudee increase of Rupees 874, making the total kamil juma of the original khalseh Rupees 1,60,069 My finally proposed juma amounted to Rupees 1,008 more than I had intended it should, but I considered that slight difference unworthy of notice in the assessment of 500 villages

36 Before I had even commenced to make the required reduction in my assessment, it was so commonly reported that there was a general intention of appealing against my jumas when the revision should have taken place, that I could not doubt the fact On the 30th ultimo, with your letter No 162, dated 13th idem, I received the original petitions which had been presented to you in appeal against my reduced assessment They are 45 in number, and relate to 249 estates To report upon them all would be to write an additional report upon the settlement of half the villages in the pergannahs I trust that the statements now forwarded to you will be sufficient to enable you to form a correct opinion of my settlement.

37. There is nothing in any of the petitions which requires explanation. They generally contain a statement that the villages are Bhoor and sand There is, however, one point which is insisted on in several of them The wording of all the petitions is generally much the same, but the following extract is from the petition of Zabitah Khan and others, zamindars of Buchraon. "The Collector promised us before all the mal-goozars, that if we would on our honor file the true nukasees of our illaqqa, then, according to orders of the Sudder Board, two-fifths should be deducted from the amount for Bhutuh Kuldaree, putwaree's rusoom,

"road fund, etcetera We accordingly filed the true nikasees amounting "to Rupees 5,300, and, according to the orders of the Sudder Board, and "the promise of the Collector, we were entitled to a reduction of Rupees "2,100" From this it is evident that they expected me to assess a juma of Rs 3,200 The former juma according to the petition was Rupees 4,077, my first assessed juma Rupees 5,577, and reduced juma Rupees 4,800

38. Manbun Goshaen has the largest illaqua in the Buchraon pergunnah I asked him about his illaqua, village by village, and desired him to state what he considered a fair and moderate juma for each of his villages I wrote from his dictation the jumas which he himself proposed, and I finally assessed every village but two at his proposed jumas The two exceptions were Kuhurkee Khadu and Khae Kherah, of which his proposed jumas were Rupees 100 and Rupees 50, but on which I finally assessed Rupees 75 and Rupees 25 Manbun was one of the very first to appeal against my reduced assessment, and hopes that "according to the "orders of the gentlemen of the Sudder, out of five-fifths of the total ni- "kasee, two-fifths may be deducted on account of Blutul Kuldaree, ru- "soom putwaree, expenses of the road, etcetera "

39 Some of the zemindars complain that, in direct contravention of your orders, from a desire to favor those zemindars who made no appeal against my assessment in the first instance, I have reduced the jumas of the estates of the latter equally with those of the former.

40 I heard some months ago that the zemindars of the Hussunpoor pergunnah had come to the determination of not paying the revised juma The towzee of last month shewed a heavy balance in all the pergunnahs It is so well known that the balances are wilfully incurred with a view to create a belief that the assessment is too high, that a petition was presented in my office, a few days ago, by some zemindars of the Buchraon pergunnah, who held the malgoozaree in the last, and expected to be the lumberdars in the present settlement They wished an order to be passed quickly in their favor as they were desirous of immediately paying the balance into which the present lumberdar had fallen because he had appealed to you against the assessment

41 With all deference I would suggest that, immediately on the expiration of the month in the event of any balances remaining, one or two farming settlements should be made under Regulation IX 1825, Section 4 If any such settlement be made in these pergunnahs, my assessment might fairly be tested by allowing competition for the farm Balances are often no sure criterion of heaviness of assessment The other day there was a balance of Rupees 500 in the small illaqua of Putcea

Nuglukh in peigunnah Surkurah The illaqua was made over in farm for 6 years, under the above named regulation to Choudhuree Nurput The moquddums offered to engage to pay Nurput a clear yearly profit of Rupees 1,200, over and above the Government juma, provided he would allow them to remain in possession during the period of his lease , but Nurput would not agree to take less than Rupees 2,000 yearly In the Sirowlee peigunnah, in the year of the famine, when about 10 annas in the rupee were collected from those villages belonging to the Bareilly district, and of which the lightness of the assessment by Mr Mun was well known, every rupee was collected in those villages which belonged to this district, and the zemindars on both sides of the Ramgunga, where the rents were paid in kind, obtained in many instances double and treble the return of an ordinary year Where there is any hope that a reduction of juma will be granted, there will always be balances I was the other day, as I believed, creditably informed, and I believe I can state from memory the amount of juma and balance within a rupee or two, that in a neighbouring district, in a peigunnah in which a general reduction of juma was contemplated, there was a balance of Rupees 27 in a village of which the juma was less than Rupees 100, and average assets were Rupees 500.

42 Many an estate was formerly ruined by the forced realization of an exorbitant demand No attention could be obtained to applications for reduction of juma. A Collector who had frequently reported that he was unable to collect the revenue of a certain estate, and finally reported that nothing but grass was produced from it, was informed in reply that grass was very good produce, and that it should be sold That system has very properly been abandoned , but the opposite extreme is still more injurious to the interests of Government

43 When I made my first assessment of these peigunnahs, I settled the resumed lands at a rate less by 20 per cent than that at which they would have been assessed if they had been khalseh. When I reduced my assessment of the khalseh, I in every instance proportionally reduced the jumas which I had fixed on resumed lands As the rusedee increase was abolished in the khalseh, I also abolished it in the resumed maafee For instance, the juma which I first assessed on beegahs 266-3 (166 acres) of resumed land, surveyed as culturable, in mouzah Chundunpoor khadir was as follows —

1250 to 52	53 to 55	56 to 58	59 to 61	62 to 64	65 to 67	68 to 69
Rs. 17	Rs. 28	Rs. 39	Rs. 51	Rs. 63	Rs. 75	Rs. 87

My revised kamil juma is Rupees 17.

44 The remarks appended to the forms II and III, contain the grounds on which I made my first assessment of the original khalseh. The jumas which I first assessed on the resumed lands are not there alluded to, but I have specified the jumas finally assessed every tenure resumed either summarily or under Regulation II 1819, has been separately assessed. There are 685 separately assessed tenures, besides several which I have included in the khalseh, as the lands were not capable of being charged with revenue.

45 My remarks on the forms II and III are generally very explicit, and I am not aware that any further remarks are called for on my settlement of these pergunnahs. I have expended great labour on the settlement, and in my own mind I feel confident that it is moderate. If I have written too freely on the subject of reductions of juma, I have been actuated by the apprehension that, if the zemindars of the Hussunpoor pergunnahs were to succeed in creating a belief that the revenue of their villages is even now too high, the stability of my settlement of the entire district would be undermined, for when the zemindars of the remainder of the district found that they were obliged to contribute to the revenue a much larger portion of their income than those of Hussunpoor, a general feeling of discontent would be produced, which would perhaps terminate in rendering the realization of the revenue impracticable, and a general revision of the settlement imperative.

46 I must apologize for the careless wording and very bad appearance of the "General Remarks" in most of the statements of the Sumbhul and Hussunpoor pergunnahs. My notes were originally written as I assessed each village successively, and it was not intended that they should be copied without being first corrected, but I found that I had not time to read them a second time or correct them. They were written bit by bit, as I referred to my own notes, to those of Mr. Oir, and to the reports of the pergannah officers, and when I read them after they had been copied out on the statements, I found them often unconnected and generally full of tautology. You are aware of the difficulties which I experienced from the want of writers. Most of the remarks on the statements are copied by an English Sergeant. I was in the habit, in writing, of using many abbreviations, and I gave the Sergeant a list of these, with the word written in full which every abbreviation was intended to represent. I desired him to write every word in full. He commenced by writing one or two statements very well, but when they were completed, I found that he had not only copied every abbreviation that I had used myself, but had invented others of his own, and had generally written the remarks throughout without using either a capital letter or a stop. The consequence is that the statements are full of corrections, and there are many which are not entirely corrected.

47 I have added a column to the alphabetical index in which the numbers corresponding to the numbers in the statement of reduced jumas, are entered in red ink.

48. This is the most extensive pergannah in the district, but it now contains only 163 khalseh villages. The remainder are Umohuh rent-free. When I commenced the settlement there were 175 khalseh villages, but 12 which were formerly held rent-free by Baqur Ullee Khan, but were some years since resumed, and which were assessed by me as the other khalseh villages were, have just been released, and I have, therefore, excluded them from the statements. They entered into the calculations which preceded the determination of the pergannah juma and on which my rates of rent and revenue were determined.

49. The khalseh villages are so scattered amongst the maafee that any classification, excepting one on the system pursued in Sumbhal and Hussunpoor, was impracticable.

50. I found the assessment to be generally very moderate, and the revenue collected easily, and made the following notes —

"The total estimated rent being Rupees 1,08,837, six-tenths of that sum are Rupees 65,002, which sum I propose as my pergannah juma. It involves an increase of only Rupees 4,409 on the former actual demand, and is Rupees 1,235 less than the tehsildar's dou'l."

51. The fairest way of fixing the rates of each kind of soil is, perhaps, generally to fix the Bhoor rate at Rupees 1-10-0 the acre, and the Suwaee and Mutteear in the proportion of 3 to 2 for irrigated and unirrigated. Much of the unirrigated Mutteear is as valuable as the irrigated Suwaee, and again, the irrigated Suwaee and Mutteear sugar lands yield nearly double the rent that can be obtained from any other land.

I place irrigated Bhoor on a par with unirrigated Suwaee and Mutteear.

*Calculated on the above principle the following are the rent-rates —*

Class	Description of lands	Acres	Rate	Rent
First,	Suwaee and Mutteear irrigated,	1,809	6 0 6	10,910 53
	Suwaee unirrigated and Bhoor irrigated,	4,075	4 0 4	16,384 90
	Bhoor not irrigated,	948	1 10 0	1,540 5
TOTAL,		6,832		28,835 93
Second,..	Suwaee and Mutteear irrigated,	3,168	5 1 6	16,187-
	Suwaee not irrigated and Bhoor irrigated,	11,840	3 6 4	40,206 867
	Bhoor unirrigated,	5,667	1 10 0	9,208 875
TOTAL,		200,675		65,552 542
Third, . .	Suwaee and Mutteear irrigated,	363	4 10 8	1,694
	Suwaee unirrigated and Bhoor irrigated,	2,292	3 1 9	7,126 69
	Bhoor unirrigated,	3,141	1 10 0	5,104 12
TOTAL,		5,796		13,924 81
GRAND TOTAL,		38,808		1,08,818 28

## AVERAGE REVENUE RATES

Class.	Total malgozaree	Aggregate of cultivation and Chunchur			Cultivation.
First, . . . . .	1 15 7	2	6	2	2 8 6
Second, . . . . .	1 4 10	1	11	7	1 14 5
Third, . . . . .	0 15 3	1	3	11	1 7 1

52 My mode of proceeding in assessing each estate has already been described in my report on Sumbhal and Hussunpoor, and the system pursued in this pergannah was the same In the remarks appended to the forms II and III allusion is several times made to the following.

## GENERAL NOTES

1 The average pergannah allowance of bairen waste is 10-3 per cent on the total area, or rather more, because, in many estates there is a considerable portion of bairen waste included in the rent-free land

2 In the second and third classes the culturable land exclusive of the Chunchur, is more than a third of the cultivated. In the first class it is less than a fourth In that class, therefore, I do not consider it so necessary to assess nearly up to the full malgozaree average juma.

3 Where a village is assessed below the malgozaree average, and the extent of cultivation would warrant an assessment above that average, I am loath to increase the juma beyond the malgozaree average, for if the zemindar have improved his estate beyond the average of the pergannah, he deserves reward.

53. At the head of the remarks on the assessment of each village is a statement with entries under each of the following headings :—

1	2	3	4	5	6	7
Mean of the last 10 years' malkasses	Tehsildar's doul	Deduced juma of the original khalseh.				
60 per cent. of estimated rent	Value assumed at deduced revenue rates	At the average rate on the malgozaree	On the aggregate of cultivation and Chunchur.	On the cultivation.		

54 I experienced little difficulty in fixing my jumas, for I found few estates that were either much under-assessed or much over-assessed, and my remarks on the assessment are, therefore, generally concise. When I took engagements from all the zemindars, I found that the settlement gave general satisfaction. Pectrik Suiae was the only village with the juma of which the zemindar appeared dissatisfied, and of that one village I reduced my first juma considerably. I think it was a few weeks after the completion of the assessment that Juegopal, one of the Can-oongoes of the pergunnah, asked me if I had any objection to his appealing to you, and I told him by all means to appeal. I was fully persuaded in my own mind that my settlement of his villages was very moderate, and I believe that he only appealed, not because he felt himself aggrieved, but because he knew that he could lose nothing by so doing, and might gain.

55 Including the illaqua of Baqur Ullee Khan I found the aggregate jumas of the original khalseh to be —

Actual demand of year preceding settlement.	First estimated pergunnah juma	Revised jumas		
		Lowest	Kamil	Mean
		Rupees 60,573	Rupees 65,002	Rupees 63,448
				Rupees 64,281
				Rupees 64,018

There were eleven villages in which I could not avoid proposing a prospective increase, but the total amount was only Rupees 833. There are others in which rusudee jumas are assessed on the resumed lands.

56. Exclusive of the illaqua of Baqur Ullee Khan, the following was the result of my settlement —

Former juma.		Revised jumas	
		Lowest	Kamil
Rupees 53,354.	Original Khalseh	56,746	57,579
	resumed lands.	15,920	16,174
	Total ..	72,666	73,755

Much land that had been resumed has been released, and I have been ordered not to proceed with the settlement of lands against the resumption of which appeals might be pending.

57. The general remarks in my letter No 136, dated 15th November last, paras 61—69, are as applicable to the pergunnahs now reported on as they were to the pergunnahs to which the remarks particularly referred.

58 Having now completed the settlement of the district, I may be allowed to make a few remarks on the result of my labours. My revised assessment commenced taking effect from 1245 F S, in pergunnahs Jaspoor, Suknah and Moradabad. From that period to the present time the settlement of only one estate has broken down. That one was a village in pergunnah Jaspoor, and in my remarks on the assessment of it I stated my opinion that the settlement probably would not stand, but at the same time I gave what I considered sufficient reasons for not fixing a lower juma than I did. The immediate cause of the balances was the apprehension of the greater number of the moquddums in a case of dacity.

59 Chowbey Bindra Bun, as agent of the native banking firm at Furiuckabad, and also on his own account, is the most extensive malgozar in this district. He has told me, and he also told Mr. Blunt, the former Collector of this district, that he would take with confidence, without making any enquiries into the assets, the lease, under Regulation IX of 1825, of any village in this district of which the settlement had been revised by me. There was a balance in mouzah Buchekheuh khond of pergunnah Dhukuh, before I had commenced the settlement of the Hunsunpoor pergunnahs. The Collector requested me to make my assessment of the village under Regulation IX of 1833, and I did so. The former juma was Rupees 187, and my revised juma Rupees 321. The Chowbey paid up the balance, and took the village at the revised juma. He assured me that he had no knowledge of the value of the village when he entered into engagements, but had subsequently found that my proposed juma was very moderate.

60. In a conversation that I had with him only yesterday, he informed me that he, Choudhurie Nuput, Majeedooldeen Ahmad Khan and Syeedoodseen Ahmad Khan, had taken all the villages in this district, (about twenty-five in number,) that had been transferred under regulation IX of 1825, since the revision of settlement under regulation IX of 1833, and that there was not one of them in which the assets do not amount to 50 per cent more than the Government demand. He told me that there had always been difficulty in realizing the revenue from Hunsraj Singh, a zemindar and malgozar of villages in pergunnah Snowlee, and when balances to the amount of between three and four hundred rupees had accrued in those villages, he took the form under Regulation IX of 1825, and found that there was not one of them which did not yield from 50 to 100 per cent more than the juma. The Chowbey has other villages of his own, or of the firm in that pergunnah, and he says that they are all assessed equally moderately. He says that he knows that the assessment of all the villages in the pergunnah is equally light, but since it has been transferred to Bareilly, almost all the thakoor zemindars in the ne-

gunnah have fallen in balance. How far his information regarding the balances may be correct, I know not, but I trust that a few transfers under Regulation IX of 1825, may precede any recommendation for a general reduction of juma.

61 The system of granting extensive reductions has become so general that, with the connivance of tehsildars, large balances are allowed to accrue in a pergannah, in the belief that they will lead to a reduction of juma. By reducing on assessment at this early period of the settlement, the loss to Government is made permanent, for at the expiration of the settlement the right of the zemindars to hold their estates at inadequate jumas will be considered to have become prescriptive.

62 I am aware that the simple answer to my remarks will be, that no reduction of juma is granted, excepting on what is considered sufficient proof of over-assessment, but it is my opinion that balances are too often considered to afford proof that a juma is too high, and I consider that the assessment of this entire district is as moderate as it ought to be, and I wish to put that opinion upon record.

63 In other districts, as far as I have ascertained the point, summarily resumed lands have, in the first instance, been included in the khalseh, and the settlement has been made on the aggregate of original khalseh and summarily resumed land. To those acquainted with settlement proceedings, it must be evident that system must have been productive of positive loss of revenue to Government without in any way benefiting the owners of the resumed land, but on the contrary, tending rather to put them at the mercy of the zemindars. It may easily be imagined that there was many a large estate of which the former juma was found to be both moderate and adequate, and was retained at the revision of settlement. It would have been similarly retained if no summarily resumed land had been included with the original khalseh, and settlement proceedings, as far as they relate to assessment, are not conducted with such mathematical precision that the enhancement of the value of such an estate as I have alluded to, by the addition of 15 or 20 acres of summarily resumed land, should cause a proportionate, or even any increase, on the former juma. That system is sanctioned by the rules prescribed by the Sudder Board, but a separate assessment of each summarily resumed tenure is not precluded by those rules.

64. I have separately assessed every summarily resumed tenure. The rights of the holders of the lands have thereby been secured, and a considerable increase to the revenue has thence been derived. The following is a statement of the number of tenures which have been resumed and separately assessed by me in the following pergannahs:—

Juspoor,	...	...	..	...	58
Moradabad,	...	...	..	..	268
Sukurah,	...	...	...	...	127
Kasheepoor,	...	...	...	..	289
Koondukhee and Sirsee,	..		..	..	149
Seondaah,	...	...	...	..	93
Snowlee,	..	...	...	..	132
Neowlee,	..	...	..	..	128
Byhjoeec,	..	...	..	.	115
Sumblul,	.	...	...	..	594
Hussunpoor pergunnahs,	.		..	..	558
Umrohuh,	...	...	..	..	483
				Total, ...	2,994

65 The balance statements, the statements of rent-free lands under ten beegahs, and police jageer statements, will be transmitted to you with a separate letter

66 I transmitted to you the volumes of forms II and III, the annual juma statements, and alphabetical indices of the pergunnahs now reported on, by a bearer on the 15th instant. I have written this report hastily, that it might reach you by dawk as early as the statements. I was unable to commence writing it before the 16th instant, and have had each sheet copied as it was written. That must be my excuse for any inaccuracies that it may contain.

67 The general statements No. IV of the pergunnahs under report, accompany this letter.

ZILLAH MORADABAD,  
*Settlement Office,*  
The 19th July, 1843 }

I have, &c,  
(Sd.) R MONEY,  
*Settlement Officer.*



REPORT  
ON THE  
SETTLEMENT  
OF THE  
DISTRICT OF BUDAON.

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REPORT  
ON THE  
SETTLEMENT OF THE DISTRICT  
OF  
BUDAON.

PERGUNNAH SUHUSWAN

Pergunnah Suhuswan comprises 408 mouzahs uslee and dakhilee. The surface of its area, like those of the other pergunnahs bordering on the Ganges, is uneven, and divided into several soils widely varying in their quality and productiveness, of which the Bhooi occupies—nearly one-third, and the mixed and richer soils the remainder in a relative proportion of 5 to 3.

2 The juma of the pergunnah for the year 1220 F S amounted to Rupees 99,445; that of 1225 F S or the standard juma, to Rupees 1,11,735. The juma sunk intermediately to Rupees 1,10,243 in 1232 F S, and eventually to Rs 99,384 in 1241 F S. The settlement for the present year has been concluded at Rs. 92,858 progressing to Rs 95,018 in 1245 F. S. The balances that have accrued amount in all to Rs 78,115-9-6

3 The progressive decrease in the demand and collections for the last 15 years will serve as an index, but an imperfect one, to its condition during that period. The causes below mentioned had rendered the pergunnah a flourishing one in the interval between the 4th and 6th settlements, and it was, I believe, on this account that it was first selected for survey, preparatory to its settlement according to Regulation VII of 1822. The survey commenced in the year 1822, and was brought to a close with some interruptions in 1827, but the settlement, with the exception of a few detached mouzahs, was not entered upon, and all things now considered, its postponement may perhaps be looked upon as fortunate.

4 One of the principal causes of its decline may be found in the change for the worse to which the Bhooi lands have been exposed. The Bhooi soil was comparatively fresh and productive at that period and under the high prices that then prevailed. Every available beegah of land was brought into cultivation, but the prices abated after a

few years, the soil became thoroughly exhausted, and to this deterioration, the natural consequence of a rise and fall in prices, and in which the tracts of Bhoor in the other pergannahs and districts have equally shared, were superseded general neglect and mismanagement on the part of the disputed malgoozars, the effect of the hopes they were led indirectly to entertain year after year of a reduction of juma. The settlements of many of these mouzahs have fallen to the ground within the last few years, and the malgootars of the remainder have been involved in difficulties, which have increased yearly, and which were bidding fair in the end to reduce their estates and themselves to ruin. These remarks are also applicable to the mixed soils and scarcely less strongly, agricultural depression is contagious, and the condition of the mouzahs of the latter class has altered greatly for the worse, either from similar causes, or from the force of example, or perhaps from both combined.

5. The soil of the Mutteear khadir mouzahs, situated on the strip of land adjoining the Ganges, is the richest and most productive in the pergannah. Many of the mouzahs of this class were very highly assessed in the former settlement, but the malgootars have in most instances contrived to make good the demand in the *interim* without actual loss, and the general condition of their villages at the present time presents a favorable contrast with those in the other portion of the pergannah.

6. My first step in the preliminaries of the settlement was to class all the mouzahs in the pergannah under 3 heads, viz 1st the Bhoor, 2dly the mixed soils, 3rdly the Mutteear the principles of the assessment of each division requiring to be taken into consideration separately. In this classification the natural distinctions were followed. The Bhoor tract comprises many mouzahs, the soil of which in point of quality is infinitely superior to that of others in their vicinity, and mixed soils may be found occasionally in the Mutteear tract as elsewhere, but to have shifted individual mouzahs from one class to another on the ground of any superiority or otherwise in *kind* of soil, would have been to have substituted an arbitrary classification for a natural one. In the specification of the soil of individual mouzahs in each of these classes, the mixed soils excepted, the only distinction preserved was that of wet, and dry. Bhoor Gohanees lands being noted as Doomut. The same distinction has been followed by me in the settlement of pergannah Ooseit and, under the same names, with a view to uniformity no less, than to the easy institution of a comparison between the relative assessment of the several pergannahs.

7. The rates yielded by the application of the standard juma and the realizable demand of the past year to the totals of the malgoozaree and cultivated areas, next came under consideration, and they were tested

with the average rate per acre assumed at the time of settlement The general condition of the mouzahs in each class being known before hand, the latter, if borne out by the comparison, was adopted and applied to the cultivated and culturable area This process gave a rough but a tolerably correct rental for the whole, which, after a deduction of 30 per cent, was apportioned amongst the mouzahs, the distribution being primarily guided by the rates on the malgoozaree on the totals , a deduction of only 30 per cent did not however appear to me calculated to afford the people the relief which circumstances called for The necessity of a further deduction was established still more strongly in the progress of the apportionment of the juma of the mouzahs, more particularly with reference to their future limited capabilities, and the gross calculated demand was in consequence lowered so as to leave a deduction in the total of 36 per cent at which the settlement now stands

8 I ought to add that the above method" was not pursued by me in so systematic a form in the early part of the settlement of the Suhuswan pergannah, the juma of the Mutteear mouzah having been calculated on the assumed average rates, checked by the rates of the former and proposed assessment on the malgoozaree areas of the respective mouzahs considered separately, and with reference to a few mouzahs which I had assumed as a standard of equitable assessment and not to the totals I have, however, since that time tested the results with those yielded by the average method The difference proved fortunately very trifling, and in the few mouzahs in which they perceptibly differed, the assessments have been revised accordingly.

9 In the above remarks the Mutteear mouzahs, which alone afforded any certain basis for the calculation, are chiefly referred to In the two first classes which comprise every variety of soil, and in which 6 mouzahs out of 10 form exceptions to any rate that can be laid down, I have been principally guided by the considerations noticed in the body of these remarks, and on further consideration I do not see cause to repeat the conclusion arrived at either in the gross or detail A just demand appears to have been secured to the Government, and the people have every cause to be satisfied with their assessments

10 The survey having been carried on at a time when the condition of the pergannah was far more prosperous than it is at present, or than it has since been,—or I may say than it is likely to be for some time to come, unless the same causes again combine in its favor,—the results could not obviously be assumed as the basis of the present settlement in the greater number of the mouzahs comprised in the mixed soils, far less in any of the Bhoor mouzahs. In the latter class in particular, I found myself under the necessity of putting the cultivated areas of the survey, no less than the estimated rental yielded by the application of the average rates of settle-

ment to the present cultivation, out of sight altogether, as only calculated to mislead, and of confining myself in the determination of the juma to general considerations, checked and corrected by the rates on the malgoozaree areas of the total and of its component parts

11 The particular circumstances and condition of each mouzah, the extent to which its deterioration or improvement had been carried of late years, and the causes, whether adventitious or forced, were of course well known To the ample information obtainable on these points from various sources, were added, as points of enquiry, the means of cultivation on hand, whether to be found in the number of ploughs or the situation of the mouzah, the habits of the people, and last, but not least, the relative quality of the various kinds of soils of the individual mouzahs comprised in each class In the Bhoor, in particular, a vast difference is discernible between the soil of the respective villages That in the hollows, as is the case with all sandy tracts, is comparatively rich and productive ; the soil of the more elevated mouzahs is invariably inferior, and that of the mouzahs situated on the slope of the Bhoor hills is, in many instances, literally worthless for any purpose but pasturage Hence the discrepancies observable in the rates of assessment on the malgoozaree area of the several mouzahs in the Bhoor tract exhibited in statement No. IV, which vary from 2 as. per acre to 10 annas I can only add in this place that these discrepancies were foreseen and that they are unavoidable

12. The same may be said of the mixed soils which exhibited a great but not an equal variety. Many in the 2nd subdivision of this class, which I have denominated Mutteear Doomut, approach closely to the Mutteear mouzahs, whilst others are of a quality wholly inferior In short I may observe that in any pergannah, and in the Suhuswan pergannah in particular, the rates of assessment of the mouzahs included in any general classification of soil must vary considerably, and that unless an arbitrary apportionment or a minute classification be adopted, either of which would be far from expedient, discrepancies cannot, and I may say ought not, to be attempted to be got rid of.

13 I have already stated that the cultivated area of the survey was not taken into consideration in the determination of the juma of the Bhoor mouzahs or of many of those in the 2nd class The same reasons rendered it unnecessary for me to push the enquiry into the exact number of beegahs and biswas of the present cultivated area. With the information available in regard to the circumstances and condition of each village, any gross error in the putwaree's return was, easy of detection Measurement was had recourse to only in a very few instances in the outset of the work, and simply as a check, the points which required to be taken into consideration in fixing the juma happily superseding the necessity of letting loose on the country a host of mirdahs and mootsuddees.

14 In the Mutteear mouzahs on the other hand, I was willing to assume, with some exceptions, the survey results as the basis of settlement checked by the rates on the malgoozaree areas. The impulse to improvement had been so strong for several years previous to the survey that the assumption of the cultivation of that year could not occasion any loss to Government, whilst it appeared to me but fair that the proprietors should be allowed to reap the benefit of any further improvement which their spirit or industry might have effected in the interim. It should at the same time be observed, that the capabilities of these mouzahs, particularly when compared with those of the other classes, are confined and their ruqbahs limited.

15 The average rates assumed on the different kinds of soil were arrived at by striking an average of the village rents prevalent during the last 10 or 15 years in any number of equably assessed mouzahs of each class which had withstood the changes of that interval, selected with reference to the different and more strongly marked kinds of soil of each class, due allowance being made for seasons and other casualties. A pergannah rental would not have afforded the same result under the changes to which the mass of villages have been subjected of late years, and I was very little disposed to rely on the accuracy of any calculation formed on average produce or value. The rates assumed by me on the above principles are as follows — 1st The irrigated Gohaneelands, Rs. 3 per pucca beega, 2ndly on other irrigated soils, Rs. 2 As 4; 3rdly on the Mutteear khadir or rich loam, R 1 As 4; 4thly on the Doomut or Miloee, or in other words on the clayey soils mixed more or less with sand, which in some instances are far superior in quality and produce, in others little better than the Bhoor itself, R 1 As 2, 5thly on the khadu or marshy soils at the foot of the Bhoor hills, which, if properly cultivated, are valuable for dofuslee produce and sugar cane, R 1 As 8 and on the Bhoor, 12 As. These classifications may appear too minute, but the variety of soils in the pergannah stood in the way of more general headings.

16 The deviations from the above rates are not frequent and will only be found in those instances in which, from any striking inferiority of soil or other local peculiarity, circumstances led me to believe that a rise to the average standard could not reasonably or desirably be looked for at any future period. An average, if once attempted to be struck, should be adhered to as closely as possible, but there must be occasional exceptions.

17. I should mention in this place that many thousand acres of excellent land were erroneously written off at the time of the survey under the head of waste, all tracts of culturable jungle being included under that denomination, together with the uncultivated lands bordering on the Ganges. The distinctions recorded in the survey papers have been adhered to

for the sake of uniformity, but this explanation will account for any apparent inequality in the rate of assessment on the malgoozaree areas of individual mouzahs observable in statement No IV

18 The amount of the deductions allowed in many instances may appear to require some notice in the Bhoor and the Bhoor khadu estates where the existing estimated rental of any mouzah formed no, or at all events, a very unimportant, part of the enquiry; and where the cultivation is always varying, the proposed juma admits of no deduction at all for the present year in some mouzahs, and in others a reduction has been granted the rental of which had previously left more than 30 per cent. profit to the proprietor. To have gone upon a different principle would have been in effect to have made the industrious portion of the community pay for the idle and to have settled on the chance assets of one year instead of carrying the enquiry back to the last 10, generally speaking I am of opinion that under an ordinary state of things a deduction of not less than 50 per cent would be requisite to secure the stability of the settlement of any Bhoor tract for so long a period and preserve the malgoozar from the consequences of sudden casualties of seasons. A recurrence of the circumstance which operated in their favor 15 years ago, cannot be looked for, or at all events, cannot be counted on, but their recovery from their present depressed condition may now, I trust, confidently be expected, and the juma has in consequence been regulated, in as far as calculation can be formed with any correctness on probability, so as to admit of a profit to that extent being reaped in a short time by the commonest industry. In the other classes the deductions for the present year will be found to vary with the actual condition of the mouzahs and the causes of its improvement or decline. In all estates which have been subjected for the last few years to mismanagement and neglect, the average of the village rates for the present year fall far short of the average assumed by me. In these cases the estimated rental rather exhibits the amount of the probable rental a year or two hence, on a return of confidence and industry, than the actual assets of the present year, which it far exceeds, and the amount of the real deductions will in consequence be found to have diminished in proportion.

In the Mutteear Khadir mouzahs, where the soil is more valuable and the means of cultivation abundant, the zemindars of a highly cultivated village were obviously entitled to more indulgence than the malgoozars of neglected property, and I believe it will be admitted that an estate chiefly cultivated by a Thakoor community, as are the greater number of the mouzahs in the class, cannot either safely or justly be taxed in the same proportion as a simple zemindaree property, where the profits and management are vested in one or more individual.

Statements of the shares in each mouzah, recorded by the parties concerned, are filed in the settlement proceedings but the detail has been omitted in the settlement nuckshas. The statement of responsibilities has been limited to those cases in which a distribution of the juma may have been effected by mutual consent at the time of settlement, such distribution to be followed up by a division of the lands according to Regulation XIX of 1814.

The rights and receipts of the village servants were determined at the same time, between 40 and 50 beegahs kham of land being set aside for the chowkeedars in the Bhoor mouzahs and in the other soils in proportion, their jagheer, in no instance, falling short of 30 beegahs.

The exclusion of proprietors from the settlement may require a few additional observations conceiving that the dear-bought experience acquired by the events and losses of the last 10 years in regard to character and fitness of the zemindars for the future malgoozaree should be turned to some account in the present settlement, I did not hesitate in instances of former wilful default, when coupled with habitual idleness and misconduct, to conclude the settlement with those amongst the more respectable landholders in the pergannah who might possess the means and inclination to undertake the management. Every pergannah has many zemindars of such a hackneyed stamp—I allude to the practised deteriorators and defaulters of the last 10 years—that no settlement formed with them can ever prosper whilst their continuance in the malgoozaree only holds out prospect of the perpetuation of the odious system of “Shubaagee” and the other shifts and tricks in the collection of the revenue, that prove troublesome to the officers of Government and so mischievous to the people themselves. My views on this point have not been approved, but having had recourse to this step in the settlement of the pergannahs of Suhuswan and Ooseit, before your sentiments were ascertained, more frequently than I should now consider expedient, I have availed myself of this opportunity to state the grounds on which I proceeded.

SUHUSWAN COLLECTORSHIP, }  
The 7th of May, 1835. }

(Sd) S S BROWN,  
Offg. Collector.

## PERGUNNAH SULEYMPoor

Pergunnah Suleympoor comprises 285 mouzahs and 101 mehals,

2 The juma of 1222 F S stood at Rupees 94,616 In 1230 F S it sunk to Rupees 7,48,471 In 1835 F S the juma rose to Rupees 94,795, and again sunk in 1240 F S to Rupees 91,093 The actual juma of 1241 F S amounted to Rupees 88,937

3 All the estates in the pergannah up to 1220 F S belonged exclusively to Thakoors of the Junghara tribe, any changes in the proprietary right since that time have been occasioned by public or private sale

4 The Junghara Thakoors in this district are limited to the Suleympoor pergannah, which is cut off by its situation from the other pergannahs and is properly an appendage of the Bareilly district The greater number of the estates in the pergannahs of Fureedpooi and Jullalabad in the Bareilly and Shahjehanpoor districts belong to Thakoor communities of the same tribe.

5. The pergannah lies low and is bounded on either side by the Anul Nuddee and the Ramgunga Its surface is generally even, and it exhibits none of the marked distinctions of soil observable in the pergannahs already reported The soil which is comparatively uniform, is rich and productive, but the character and habits of the Junghara Thakoors render them bad cultivators and careless malgoozars

6 The pergannah, with reference to its soil and capabilities, may be considered to have been not over-assessed at its standard juma, which has, nevertheless, been realized for the last 20 years with occasional difficulty In 1217 F S the whole pergannah was leased (Deerobust) to a farmer for Rupees 60,005, the zemindars having declined to come forward During the 6th settlement many of the estates were sold at public auction for arrears of revenue, and on its expiration a considerable number of the zemindars withdrew from further engagements Their estates were re-settled in many instances at almost nominal jumas, which were sanctioned for 2 years only At the close of 1213 F. S the pergannah was annexed to the Suhuswan district, and its condition at that period was deplorable: immense balances had accrued and deterioration had been carried to a runious extent The juma for the next 6 years was realized without difficulty, the greater number of the resigned estates of 1230 F. S. having been resettled in 1232 at their former juma, but at the close of 1239 F. S. matters were fast verging to a similar crisis.

7 The shocks which the revenue has undergone at different periods, during the last 20 years, are chiefly to be traced to the combination of the zemindars and to the mismanagement and neglect of the local native officers. On a review of the general condition of the pergannah during that period, there are fewer instances of poverty or distress occasioned by over-assessment or other adventitious causes, such as failure of seasons, and the like, than are to be met with in the other pergannahs of the district, two or three excepted. The sales which took place in the course of the 5th settlement were principally brought on by wilful default. The zemindars, in fact, are all more or less possessed of the means of management, and the labouring classes, if a judgment can be formed from the appearance of the villages, seem to be in comfortable circumstances.

8 The balances in the pergannah amount in all to Rupees 1,20,282; a heavier sum, in proportion to the amount of its former assessment and its general faulness, than is to be found in any other pergannah in the district.

9. Previously to the assessment it was necessary to separate the estates in the pergannah into three classes *viz* 1st the mouzahs comprising the body of the pergannah; 2nd the mouzahs situated in the uncleared lands; and 3rd those which bordered on the Ramgunga; the two latter classes may be viewed as exceptions.

10 The soil of the mouzahs of the 1st class, as has been already observed, is pretty generally uniform, but exact uniformity cannot be expected in so extensive a tract of country. On the contrary the variations in the richness and productiveness of the lands are considerable. The alluvion soil in the vicinity of the Ramgunga and the lands watered by the Arul, which in dry seasons is dammed up for the purposes of irrigation, are the richest in the pergannah, if not in the district. The intermediate tract comprises much oosur land and inferior soil, cultivated at low rates, and yielding in many places a comparatively scanty return.

11 In determining the proposed juma for the mouzahs of this class, my object was to form an assessment which might be borne out in its results by the general circumstances of the pergannah, in regard to its soil and condition, compared with the other pergannahs already settled; and which might at the same time fall as nearly as possible equally on the individual mouzahs comprised in it. but the past history of these mouzahs, aided by personal observation and inquiry, led me to believe that a closer approximation to any assumed standard than that exhibited in statement No IV would not only be inexpedient but would give rise, if attempted, to much dissatisfaction.

12. The variations in the rates of assessment on the malgoozaree areas of these mouzahs, from 1 rupee to 2 rupees per acre, are certainly considerable, particularly when any classification is attempted, but the malgoozaree areas are in themselves in many instances incorrect, although they are the only standard of comparison assumable. A great deal too much land has been written off in the survey as culturable, which on personal inspection, independently of other sources of information, proved to be quite the contrary, the survey out of a total area of 83,186 acres giving only 2,774 barren. It is very far from my wish to reflect on the native officers employed in the survey on this account, for it is next to impossible in the course of the rapid operations of the survey and the transition of the establishment from one pergunnah to another, that they could either acquire or be taught to discriminate between the culturable and waste areas with the same correctness as the pergunnah officers, the soils of each pergunnah varying not a little.

13. The area recorded as waste in the estimate of 1220, F S I have generally found to be correct, except in the mouzahs of the 2nd class, allowing for the discrepancies in the total areas between them and the survey in the mouzahs comprised in the 1st class, and these greatly exceed the waste areas recorded in the latter.

14. In the mouzahs, the juma of which exhibited a higher rate of assessment with reference to their soil and capabilities than the rate of the proposed assessments of the other estates of the same class, a proportional reduction was granted, but a rise to this or any other standard was found to be impracticable and inexpedient in many of the mouzahs of their inferior kind, the assessments of which underwent slight modifications, regulated by the circumstances noticed in each case in the remarks.

15. The mouzahs of the 2nd class naturally form themselves into a separate subdivision. They comprise a tract in process of clearance from the jungle with which their lands have been encumbered until a late period. A considerable increase has been assumed in the generality of these estates which will fall lightly on their resources under an ordinary degree of industry for the next few years, and cannot fail to bear but a small proportion to the profits long before the expiration of the present term of settlement: a considerable improvement has been visible in these mouzahs of late, and it would have been inexpedient and unjust to have calculated beyond a certain limit on the industry or means of the proprietors.

16. Progressive terms were fixed in these estates merely to save the zemindars from the embarrassment of having to pay a sudden increase which might not, in some instances, bear proportion to the existing assets.

17. To mouzahs of this class it must be obvious that the rules of assessment in other parts of the pergunnah cannot be applicable I may, however, observe that the malgoozaree areas of the survey include the uncleared lands which occupy a considerable portion of their total areas.

18. To the mouzahs situated on or near the Ramgunga no general rule whatever could be made applicable as a guide in their assessment Its bed seldom exceeds two miles in breadth and narrows in some places to a few hundred yards The soil in the low grounds becomes culturable for the coarser products in the second or third year, if undisturbed by the course of the river, and it yields at all times an unfailing supply of grass, which is valuable to the highly cultivated mouzahs in the neighbourhood for pasturage The stream frequently varies its course, and as it has always constituted the boundary between the estates on each side, the lands in its bed are subject to a frequent change of owners Any losses however arising from these changes are seldom complained of, the real damage sustained by the estates in the vicinity of the stream being occasioned by its encroachments on the rich alluvial lands on its banks which if once cut away, as is frequently the case, even if recovered afterwards, are permanently reduced in point of soil and quality to one-sixth of their former value.

19. It became, therefore, necessary to regulate the assessment, village by village, by the chances to which their situation exposed them individually by the relative extent of the rich lands on the banks or of the inferior portion on the bed of the stream and by the consideration of the expediency of affixing a juma which under ordinary circumstances might be expected to secure the zemindars against loss, and remove all pretext for claims to remissions

20. This object has, I hope, been attained in the present settlement A considerable reduction has been granted in the generality of the mouzahs of this class, but having visited at different times the greater number of the mouzahs, I do not think it greater than the occasion called for

21. The proposed juma of the pergunnah stands at Rs. 83,305, and the kamil juma at Rs. 91,191, being Rs. 4,485 less than the standard juma of the 6th settlement, *viz.* Rs. 95,676, which is still borne on the books, but many thousand Rupees in excess of the average collections during the last 20 years.

22. I have only to add that the estates in the pergunnah belonging to non-resident proprietors, were assessed very moderately These individuals were invited to purchase at the public sales formerly, it being the object of the revenue authorities, at the time, to break the combination that existed during the 4th and 5th settlements amongst the Thakoor com-

munities, by introducing capitalists from other districts. The measure succeeded for the time, but the purchasers sustained heavy losses during the next three years. They withdrew from engagements in 1230 F S and only resumed them in part in 1240 F. S These circumstances, added to the expenses to which they are unavoidably exposed, rendered a moderate assessment necessary just to make it worth their while to continue them for the next 20 years.

23 The average rent rates assumed on the unirrigated soils are Rs. 1-10 per pucka beegah on the cultivated land of the mouzahs of the 1st class; Rs. 1-2 on those of the jungle mouzahs , and 12 annas on the lands in the bed of the river. Any average rates on the two latter can only be nominal, the quality of the lands undergoing clearance, improving yearly, and the cultivation in the bed of the stream being scanty and uncertain. The rates on the lands of the first class falls below the assumed rate on the better muttear soils of pergunnah Suhuswan and Ooseit by 4 annas per pucka beegah, but no small portion of the cultivators in every village in this pergunnah consisting of Thakoors, who if not entitled to the privilege of the bachh, usually pay fixed rates, or hold under leases or puttahs of their lands on terms much lower than the ordinary cultivators , it was necessary to make account for this and other local peculiarities in fixing on a rate intended to be generally applicable.

SUHUSWAN COLLECTORSHIP, }  
*The 17th August, 1835* }

(Signed) S S BROWN,  
*Officiating Collector.*

### PERGUNNAH ISLAMNUGGUR

Comprises 114 mouzahs uslee and dakhilee. Its highest juma *viz* that of 1224 F S stood at Rupees 73,658. The nominal juma of the last 5 years has been Rupees 72,666, and the actual juma of the present year is Rupees 70,638. The changes in the total demand as well as the balances during the last 20 years have been comparatively few and trifling, and the general condition of the pergannah throughout that period, not excepting the few last years, exhibits a progressive improvement. It is intersected by the Sote or Yar Wufadar river, but its surface, with the exceptions hereafter to be noticed, is generally even.

2. The soil is a hardish clay of good quality and productive, the same as is to be found in several of the other pergannahs, in this district not immediately adjoining the Ganges or Ramgunga. It is not so rich as the mutteear soils in the pergannahs already reported, but is better adapted to the growth of the khureef crops and of jowar in particular; the spring product in the loamy soil being a much larger proportion to the khureef than in the clayey and lighter soils. The soil being of a distinct kind I have classed it as Kutheear, the name by which it is commonly known in this pergannah and the adjoining ones of Kote Salbahan, Bissowlee and Suttasee.

3. The Kutheear mouzahs have been unavoidably divided into two classes, 1st and 2nd; the 1st class comprises the centre and main body of the pergannah. The 2nd the mouzahs situated on the other side of the Sote, with a few estates lying between the river and the 1st class mouzahs which were on a par with the others of the same class in regard to quality of soil, &c. The part of the pergannah in which the 2nd class mouzahs are situated is more elevated and less uniform than the former and the soil is loose and generally far less productive.

4. The mouzahs classed as Khadir Doomut are those bordering on the Sote and Ariul Rivers and consequently comprising both qualities of soil in varying proportions.

5. The Bhoor class comprises a few mouzahs adjoining the Bhoor lands of pergannah Suhuswan and Seondarah on the borders of the pergannah.

6. As in this pergannah no less than in the pergannahs the settlements of which have been already submitted, the justness of the settlement and the degree of confidence to be placed in the results, must depend entirely on the correctness of the classifications hitherto adopted, more particularly in the present instance, where the variations of soil are not so distinctly marked out in the feature of the country as in the pergannahs adjoining the Ganges. I ought to state that the distribution of the

mouzahs into classes, which was necessarily the first stage in the proceedings, was not effected without due deliberation, being founded principally on personal observation, backed by the ample information obtainable from the sudder and tehsil officers and the general map; a reference to the latter alone will show that the classification has not been an arbitrary one. The distinctions in fact, admitted both in the pergunnah and in those already reported, will, I hope, be found to bear the test of minute inquiry.

7. A very fair allowance with a few individual exceptions, which were generally in favor of the zemindars, having been made in the survey of the pergunnah for waste unculturable lands, I was the more desirous in the outset of the work to approximate the rates of the proposed assessment of the mouzahs comprised in each class, as nearly as possible to each other, and to the totals of each class. The disparity in the three inferior classes is comparatively trifling and the reasons for any admitted exceptions are briefly noticed in the miscellaneous remarks, but the variations in the estates comprised in the 1st class seem to call for a few observations.

8. The main distinctions observed in the assessment of these mouzahs consists, 1st, in the valuable and productive estates in the vicinity of the populous town of Islamnuggur, and 2nd, in the mouzahs situated in a tract in the opposite end of the pergunnah which have been in process of clearance from the jungle with which the lands were formerly encumbered during the last 20 years. In point of soil, perhaps, they are not inferior to the former mouzahs, but their cultivation in many instances is still imperfect and it is not likely that their soil will ever attain the productiveness of the highly cultivated lands in the other part of the pergunnah, more particularly under the superior advantages possessed by the latter of a ready market, both in Islamnuggur and the Chundowsee mart. These advantages, with the other minor considerations common to this and other pergunnahs, necessarily modified the distribution of the proposed demand.

9. The former demand in this class admitted of a considerable increase, which has fallen principally on the lately cleared mouzahs and on the estates of a large proprietor. There has been no visible deterioration in any of the mouzahs of the 1st class of late years. On the contrary the putwarees' returns exhibit an improvement in almost every estate since the survey in 1830/31. The proprietors in consequence appeared entitled to every reasonable indulgence, and although an increase was unavoidable, it was my wish to limit it in each instance so as to allow them ample means to carry forward the improvement of their estates for the future.

10. In the other classes a decrease was granted on the standard juma which had originally been fixed without sufficient reference to the qualities of soil. The mouzahs of the 2nd class of kutheas are universally inferior in this respect to the better class, and the former demand on the class of mixed soils, like that of every other pergannah in the district that has yet come under settlement, has been proved to be excessive by the past history and present circumstance of the mouzahs comprised in it. I may add that the bhoor soil is superior to that of the adjoining tract of pergannah Suhuswan though essentially of the same quality.

11. The average rent rates assumed were Rs 2-6-0 per acre on the 1st class, Rs 1-12-6 on the 2nd, Rs 1-7-9 on the bhoor and Rs 1-9-4 on the mixed soil. The demand was calculated in the first instance on the totals of each class and distributed afterwards on the mouzahs comprising them. The malgoozaree area being principally looked to in every instance, the amount of the deductions left by the application of the average rates to the cultivated area in individual instances formed but a small part of the calculations.

12. Nearly a third of the estates in the pergannah have hitherto been held by ilaquadars on separate jumas "mouzahwai". The jumas of these mouzahs have been kept distinct in the present settlement also, but the demand was determined on the totals of their estates comprised in each class, and the distribution was subsequently regulated by the circumstances of each mouzah, a process more likely to be favorable to them in its results than a mouzawar assessment.

13. The proposed assessment amounts to Rupees 75,122, for 1243 and the kamil juma of 1248 to Rupees 75,335, inclusive of the juma of an estate No 103 which has been recommended for reduction on the close of its present lease in 1245 F S having been settled in 1235 F S according to Regulation VII of 1822, and exclusive of the lately resumed maafee puttee of Roodaeen No 58, the actual increase for that year on the realizable juma of 1242 F S being Rupees 4,484 and on the standard juma of Rupees 2,456.

SUHUSWAN COLLECTORSHIP, } (Sd) S. S BROWN,  
*The 11th October 1835.* } Offg. Collector.

REPORT ON THE SETTLEMENT OF  
PERGUNNAH USSUDPOOR

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Comprises a tract of low land lying between the Ganges and the high ridge of the Bhooi, (which in this part of the country runs parallel to that river at a distance of from 10 to 12 miles from its banks) and bears a great similarity in situation and soil to that part of the adjoining pergannah of Suhuswan which lies equally near the river

2 The whole of this tract appears to have been at some time or other washed by the Ganges, and to be alluvial land of more or less recent formation It contains three strips of land which exhibit a marked difference in both soil and level

3 The first of these lies immediately on the bank of the river, and is covered almost entirely with jhow and grass jungle, interspersed here and there with an occasional plot of cultivation, and very subject to inundation during the rainy season.

4 Beyond this is a belt of fine land which is very thickly peopled and almost entirely cultivated The villages here are numerous and large, and this part of the pergannah has undergone but little improvement since the cession. The cultivation was then almost as extensive as now, and the agricultural community generally in easier circumstances. The next strip which reaches close to the foot of the Bhooi is composed of soil of inferior qualities to that of the last and contains a much smaller proportion of cultivated ground. The villages are smaller and the population more scanty

5 A very large portion of this tract is covered with Dhâk jungle, which is gradually disappearing, and of which there will probably be not a trace left in the course of a few years It is watered by two streams, neither of them of any considerable size or depth. Besides the villages in these three strips of land there are a few small ones lying just on the slope of the Bhooi in the north east corner of the pergannah

6. Of the two harvests the rubbee is here by far the most important, the staple produce of the pergannah being corn. In the khureef there is a good deal of cotton grown on the best land, and some sorts of pulse and grain on the poorer soils, but the quantity of these is comparatively small. The greater part of the land is sown with wheat and barley, for the growth of which the soil seems peculiarly proper and of which in a good season the crops are generally very fine. The Autumn crops may yield on the average 5 or 6 annas of the revenue and the rest is realized from the collections at the rubbee, and the facility or otherwise with which the revenue is paid, must consequently, depend greatly on the promising appearance of this harvest or the contrary.

Some of the khadir land lying in the immediate vicinity of the Ganges gives two crops, the produce of the first being the poor kind of rice. The excessive moisture of the soil is said to be unfavourable to the cultivation of sugar-cane which has been often tried but always unsuccessfully, the sugar made, having proved of a very inferior quality. The expense attending the culture of this plant and the inability of the zemindars to extract from it sugar that could compete in the market with the produce of the higher table land to the north and north west, are, I believe, the cause of its scarcity here. A little indigo was grown in one or two villages, but since the failure of the commercial houses and reduction of their trading establishment, the demand for it in this part of the country has been so slight, that its cultivation has been almost entirely given up.

7 Irrigation is very little practiced, though the numerous jheels and tanks afford the husbandman every possible facility, and water is every where found so near the surface, that the digging of wells is attended with very slight expense. Wheat, however, which is universally grown to the exclusion of almost every other kind of spring produce, does not, except in an unfavourable season, require watering.

8 The causes which have rendered its cultivation so general, in preference to that of the other kinds of grain, may be looked for principally in the situation of the pergannah on the bank of a large navigable river, affording the means of a direct and easy conveyance to the large markets of Futtehgurh and Cawnpore, where the demand is unlimited and whence large sums are every year remitted for its purchase. Chundowsee also in the Moorabad district, about 25 miles from Ussudpoor, is a very large mart where grain of every kind finds a ready sale, much of the cotton grown in the pergannah is sent there and the rest to Futtehgurh. The return is generally in coin.

9 There are two or three weekly markets held in some of the largest villages in the pergannah which are much frequented, but the general poverty of the zemindars and the want of capital in the pergannah are sufficient reasons for the absence of any thing like trade. The little that was formerly carried on by a few of the more influential men has entirely ceased of late years.

10 The standard juma now borne on the books is generally that of the 4th settlement. This has, in almost all the mutteear mouzahs, and in some few of the estates of mixed soils, been an insupportable burden to the malgoozars. The settlements of many of these villages have fallen to the ground within the last few years, and when the revenue has hitherto been paid, it has been at the expense of much of both the personal and landed property of their managers. The juma of this settlement

seems to have been fixed on a calculation of the estimated assets yielded by the cultivated land in each estate, the deductions, if any were allowed, being very small

11. The pressure of the demand therefore on the well cultivated mouzahs was unvarying and no room was left the zemindars to increase their profits, or make any provision against future losses. The great change in the condition of this pergunnah since then and the gradual deterioration of villages, which, to have borne at all the rate of assessment then levied, must have been in the highest possible state of agricultural prosperity, affords a striking proof of the instability of a settlement made on such principles. The greater number of the Muttcal mouzahs were at that time very well cultivated, and in some of these the shock was felt almost immediately, and in the course of a year or two they were alienated from their owners both by public and private sale. A few favourable seasons and high market prices enabled the malgoozars of the rest to fulfil their engagements for some time longer, and many of them were tempted by a slight decrease, granted at the commencement of the 6th settlement, to hold on rather than lose the management of their estates, and with it their former respectability and consideration amongst their neighbours. The men soon became more or less involved and many who had been possessed of some personal property sunk into the condition of mere cultivators.

12. In the 7th settlement the daily increasing difficulty of realizing the revenue became more apparent, the husbandman had no longer high prices to look to as remuneration for his labour, and agricultural depression was generally gaining ground, whilst the land was becoming exhausted by repeated cropping. Under these circumstances measures of coercion were pursued, which were attended with the most unhappy effects, and the prosperity of the agricultural community, already at a low ebb, received a shock from which it will be long in recovering. The collections were almost every where made by the tehsil officers, whose undue interference in the province of the malgoozars was allowed on the plea of necessity, and when the distain of all their tangible property failed to satisfy the demand against them, the assamees were subjected to a system of rack-renting which in many instances induced them to desert their villages. Added to this the seasons of 1239/40 proved unfavourable and the mortality that was then so generally prevalent amongst the cattle, destroyed an immense number in this pergunnah.

13. Of the mouzahs of the 2nd class however, few were sufferers during this time from similar causes, those more particularly only, in which, owing to their proximity to the Bhoor and the poorness of their soil, the two last seasons were felt as excessively unfavourable. In these villages at the time of the 4th settlement, there was abundance of good

waste land, many were indeed almost untouched and only contained a few fields cultivated at low rates by the residents of the surrounding estates. In these the cultivation has been gradually extending, and keeping pace with the means of the zemindars, has enabled them to escape the difficulties and distress that have been prevalent in the other part of the pergannah. The arrangements that were made in 1241 F S relieved many of the estates that were in the most ruinous condition from the vexatious and harassing continuance of khain tehsil management, and the measures that were taken to restore confidence to the dispirited community were very successful. The fallow land has been again brought into cultivation and the zemindars appear disposed to make great efforts to regain somewhat of their former prosperity, and it is my earnest hope that the settlement I have now made may in no way interrupt their prospects of future comfort and independence.

14. The revenue survey of the pergannah was carried on during the years 1831/32, and was finished before any considerable decrease of cultivation took place, its results have theretore been assumed as the basis of the present settlement. Although the condition of many of the villages has been much changed for the worse since they were measured, the improvement that has taken place within the last year has pretty well restored them to their former state, inasmuch as regards the mere quantity of cultivated land, and, whilst perfect dependance can be placed on the records of the survey, the employment of a number of mirdahs and moosucces for the purpose of measurement would have been attended with unnecessary expense, and have subjected the people to the annoyance and plunder generally consequent on this kind of job, however carefully conducted. The only point in which the statistical returns of the professional survey required to be checked, was the recorded quality of soil in each mouzah, on which no reliance could be placed, and in this the mode in which the village, were classed obviated every difficulty. In the survey of this pergannah a fair distinction seems to have been made between the culturable land, and that unfit for agricultural purposes, no more ground having been written down under the latter head than was occupied by the site of the village, tanks, roads or was really worthless. In some of the other pergannahs the error of the surveyor appears to have been his noting as unculturable a great deal too much land, in this however I do not think he has done so.

15. The first step taken in the settlement work was the classification, and thus the marked difference in the soil and level of the strips of land composing the pergannah rendered an easy matter. The whole of the second tract, above-mentioned, lying sufficiently far from the river to be out of the reach of inundation, is composed of a fine clayey loam varying slightly in places in its productiveness and quality of course, but not suffi-

ciently to prove any obstacle to the determination of a fair average rate on it

16 The mouzahs in this tract have therefore been classed together and called Mutteeor or 1st class mouzahs, the remainder of the pergunnah being classed under the head of mixed soils or 2nd class

17 Of these latter the Belah mouzahs, lying immediately on the banks of the river and a few on the slope of the Bhooi, were taken separately into consideration, the peculiar situation of the former and the great inferiority of soil of the latter rendering their assessment with the mass of villages of the 2nd class inexpedient. In some few villages of the 1st class there is a mixture of soil of decidedly secondary quality, and one or two of those of the 2nd class are composed of remarkably fine rich loam, but I did not think proper to alter my arrangement on this account, or attempt to substitute an arbitrary classification of my own for the natural one laid down for me. Any instances of this kind have been noticed in the remarks to each village.

18 In determining the average rates of rent for the different kinds of soil, I had little difficulty. Money rates have been for many years established in this pergunnah, the only land paying in kind being the Bhooi, and a little of the newly cultivated ground in some of the Belah mouzahs. Inquiries were made of the most respectable putwarees, and an average taken of the rates common for the last 10 years in some of the estates of each class that appeared to have been fairly assessed. The rates assumed by Mr. Brown in the adjoining and similarly situated pergunnah of Suhswan and a record of the rates paid for the different kinds of produce at the time of the 4th settlement, were in the office, and from these data the following were assumed as the average rates for the different kinds of soil for irrigated land (under which head merely the few fields round a village set apart for the growth of vegetables and tobacco are noted).

			3 0 0	per Pa Beegah
For the Mutteeor of the 1st class villages		1 14 0	"	ditto
On the Mutteeor of the 2d ditto ditto		1 8 0	"	ditto
Ditto Doomut,	ditto ditto	1 2 0	"	ditto
Ditto Khadir,	... ... ...	1 8 0	"	ditto
Ditto Bhooi,	... ... ...	0 9 0	"	ditto

19 The sum yielded by the application of these rates to the gross quantity of each kind of soil was compared with the former juma of the pergunnah, and with reference to its past and present condition the proper deductions were determined on and a gross juma fixed. In the division of this on the different classes of mouzahs much the same process was observed, but the limited capabilities of the Mutteeor villages and the comparative poverty of the mass of their owners called for a much larger

deduction from the gross rental assumed, than was necessary in the villages of mixed soils After testing my work therefore by the rates on the malgoozaree and cultivated land of the former juma in some of the villages of each class, that I knew to have been equally assessed and to have borne them without difficulty, and those on the totals yielded by the gross juma now proposed to be taken, I fixed their revenue with a deduction of about 40 per cent in the mutteear villages, and about 25 in those of mixed soils The average revenue rates on the cultivation and malgoozaree land of *each class* being thus obtained, the revenue of each estate of the 1st class was determined entirely by those, checked by a due consideration of its local or other advantages, present and prospective means of improvement, the condition, habits and number of its proprietors and cultivators, and the rates of and facility or difficulty with which its former juma had been paid The same course was pursued with the other villages, except that in these the presence of inequalities of soil rendered a rental found by the application of the average rates on soils necessary in the first instance, to prevent any mistakes arising from a disproportion in the quantity of each This was tested by the rates and in the mode above-mentioned and the juma fixed upon the same principles. The average revenue rates on the malgoozaree land was used as a standard of approximation, that on the cultivated area serving as a check in those cases in which too close an adherence to the other would have been liable to cause excessive assessment

20 The nikassees given in by the putwalees are too often mere fabrications, made up at the dictation of the zemindar, to allow of any reliance being placed on them These persons may be very useful as village accountants, but they are in general so completely subservient to the landholders on whose good will must depend so much of their comfort, that any accounts at all opposed to their supposed interests can hardly be expected from them.

21 The juma thus determined was proposed to the zemindars, and after hearing any objections they advanced, their darkhasts were taken and very few instances of recusance have occurred Few disputes arose as to the proper parties to be selected as malgoozars, and these were easily settled A preference was generally given to the managers of former settlements when they came forward, or to their immediate heirs, unless good reason was assigned by the majority of the village community for their exclusion The juma of the putteedaree estates was fixed on the whole mouzah, and the owners encouraged to apportion it on the several puttees themselves, and few cases occurred in which my interference was necessary When from personal enmity or other cause they were unable to agree, and were unwilling to refer the question to arbitration, I divided it myself on the same principles on which the gross juma had

been distributed on the several mouzahs, and this was easily done without fear of affording any just grounds of dissatisfaction, as these puttees had been every where measured, separately by the professional surveyor. The record of the respective rights and shares of the several holders was next verified, and the requisite ikraunamah for the security of the revenue taken from them.

22 The tenures in this pargunnah are zemindaree and putteedaree. Under the former head I include all those in which no recorded separation of land and interests has taken place amongst the several proprietors, without reference to the mode of management. By the latter name I should call all those in which a regular division of puttees has been recorded, the rights and interests of the proprietors of one puttee having been for years distinct from those of another, though they all originally sprung from one family. In this pargunnah, which is peopled chiefly by large families of Aheers, many of the former kind will undoubtedly ere long resolve themselves into regular putteedaree tenures, whilst these again, in some villages, approach nearly to the bhyacharee form which they will probably assume ere many years have passed. The mode of management generally prevalent here is that, in which the sum wanting to make up the revenue after the collection of the assamees is levied by a bach,h on the sharers. This bach,h is a money rate fluctuating with the demand and paid by all the sharers according to the quantity of land in the possession of each, without any reference to his hereditary share of the estate. The village expenses are levied in the same way, and the profit of the sudder malgoozar varies exceedingly, in some villages their khord kast being free from rent, and in others paying less than the bach,h rate. All the Aheer estates are managed thus, whilst in those held by Mussulmans the system is different. The collections of these are made in common by the sudder malgoozars who either divide the profits or make good the losses at the end of the year according to their respective shares, whilst the demand on their brethren does not fluctuate. These cultivate at a fixed rate below that of the ryuts and are exempt from all further risk of profit and loss after the payment of their rent. In a few villages the joint property of Mussulmans and Aheers, a division of assamees has, by mutual consent, taken place and in these both modes of management prevail.

23 In this stage of the business all claims to a share in the proprietary right were settled, the fact of the claimants possession or otherwise was easily ascertained, and the case, if thus supported, was referred to a punchayat of the most respectable zemindars in the pargunnah. To these persons, the point on which they were called on to decide was explained by me in the first instance, and I found their decisions in by far the greater number of cases very satisfactory, occasional complaints were

of course made, but as I allowed the parties concerned to object, at the outset, to any individual on assigning satisfactory reasons, I am inclined to believe that these complaints were frivolous and dictated merely by vexation. The only benefit obtained by any claimant on the substantiation of his cause was, the record of his name and share, and his admission to the payment of the bakhshah, common to the rest of the sub-sharers on the land actually in his possession, or that he might hereafter cultivate with the consent of the community. I was not of course authorized to adjudge possession to any man according to his ascertained hereditary right, nor would the exercise of such power, even if legal, have been, in my opinion, expedient. It would have been an infringement of long established custom, and would have been productive only of much discontent and division amongst the community.

24 The only other kind of claim preferred was to the proprietary right of several mouzahs, in which, since these provinces came into our possession, there has been no recorded owner, when two or more parties appeared as claimants for one village, I have referred them at once to the civil court, but in those cases in which opposite interests would not be affected by an investigation, and the claim of the party derived weight from long residence in the village inquiries are still on foot as to the property of recommending to Government a favourable consideration of the case.

25 The rents proposed to be taken by the malgoozars were then made known to the assanies and their concurrence obtained. A portion of land was also set aside for the jagirs of the village police. The quantity varies according to the quality of the soil, the size of the village and their receipt of money payments or otherwise. In some cases the chowkeedars wished to receive both land and money, and when the zamindars acceded readily to this I did not think proper to object.

26 The investigation of the maafee tenures has been postponed till the completion of the various settlement statements allowed more leisure. They will now be commenced upon immediately, but I was unwilling to permit the interference of any thing that might tend to delay the transmission of the settlement proceedings for sanction.

27 I have little more to add. The celerity with which the work of resettlement is proceeding under the new system in these provinces, speaks loudly in its favour, and it appears to be peculiarly well calculated to secure general equality of assessment, and thereby check the tendency to run into excess, that almost invariably marked the progress of settlements made in detail. My views on this subject will, I trust, be borne out by the result. The fixed principle by which I was guided in the progress of my work has been to consider the interests of Government and its subjects

inseparable, and whilst securing the just rights of the one, never to lose sight of the necessity of promoting, as much as possible, the comfort and prosperity of the other. Having been now for the first time employed in this duty, this statement is perhaps rather longer than may be necessary in future, but I have endeavoured to make it as brief as was consistent with the clear explanation of my mode and principles of proceeding, and have confined myself as closely as I could, to the remarks requisite to convey a just idea of the condition of the pergunnah.

(Signed) T LOUIS,

*Offg Dy Collector*

No 75

FROM S S BROWN, Esq

*Offy Collector Suhsawan*

To S M BOULDERSON, Esq

*Commissioner of Revenue, Barrely or 3rd Division**Dated, camp Allapure, the 20th March 1836*

SIR,

I have the honor to submit the settlement statements as per margin  
 for pergannah Oojhance.

1 Statement No I	2	No further general remarks
1 53 Statements " II		beyond those already submitted in
1 Statement " III		
1 Statement " IV		my letter of the 19th November, No
1 Statement of Chowkeedaree dues		351, in regard to the past circumstances or present condition of the per-
		gannah appear to be called for.

3 A difference in the totals of the several classes will be observed between the estimated demand noted in my former letter and the assessed juma In entering into the assessment in detail, I did not consider myself bound to adhere strictly in the totals to the estimate previously assumed, particularly as its incorrectness was established in two of the classes on further inquiry The difference on the others is notwithstanding very trifling \* that observable in the classes of mutte-ar and bhooi khadir was occasioned by the villages

\* Note A variation in the totals is observable, but this was occasioned by the transposition of a few mounds from one class of soil to another subsequently to the drawing of the statement No I of that class, from No 139 to 147, being found to include within them cultivated and malgoozaree areas a very large proportion of Bilah land, or

land in the bed of the Ganges, which had not been taken into account before, and the variation in the bhooi khadir estates from the difficulty of forming any estimate approaching to correctness on a class of estates varying so widely in their situation, capabilities and the relative proportion of their soils The condition of most of these estates called not merely for a just, but a liberal assessment, which to the best of my judgment has been allowed them.

4 The average rates assumed for the several classes and the deduced revenue rates are given below :—

	<i>Average rate per cultivated area</i>				<i>Deduced revenue rate on da.</i>			
On bhooi, ...	1	7	9	...	...	...	1	0 2
" khadir, ..	.	..	..	..	..	..	1	3 9
" doomut, ..	2	1	3	.	..	..	1	6 5
" Do khadu,	.	..	..	..	..	..	1	5 7
" muttecar,	2	15	6	..	..	..	1	10 12
" bulah,	..	..	..	..	..	..	..	..

5. The distribution of the areas in the survey is in general correct. In the few instances in which I have found grounds to differ, the reasons have been assigned in the remarks. I may, however, observe that in many instances, and in the doomut class of villages in particular, an outcry was raised by the people of too large an area having been measured off as cultivated. In two instances tested by me viz mouzah Belita No 20, and Sisowlee No 49, the cultivated area given in the survey certainly exceeded, in the latter in particular, where it included more than was either then cultivated or than ever could be brought under cultivation. The survey details have been retained in the statement and the difference in the totals, after all, cannot be of much consequence, but as every available beegah of land in the estates of this class has been long under the plough, some allowance was made for the excess in the assessment.

6. It has been my object in the progress of the settlement to adhere as much as possible to the instructions of the Board, communicated in their letter of the 21st April 1835. In the doomut villages in particular, where there is little or no culturable area, and where the soil is on the whole tolerably uniform, a closer uniformity in the rates might reasonably have been expected. No two mouzahs, however, are alike in all things, and so many minor considerations intervene in the progress of the settlement to occasion trifling deviations from the standard laid down, contrary in many instances to the original intention of the settlement officer, that the assessments when arranged by rates exhibits apparently little method.

7. These minor considerations are to be found in the variation of soil, the means and claims of the malgootzars, the demand for land, the nearness of markets, the capabilities for improvement, &c. In the 1st class of estates Nos 42 to 56, must be regarded as exceptions, and were settled as such. The bhooi mouzahs must speak for themselves, and the correctness of the distribution of the demand on the mouzahs of the mixed classes of soil can only be proved on personal inquiry, or tested by a standard which, in these instances, is far from a sue one.

8. The mouzahs classed as doomut are cultivated as highly as their capabilities will allow. In the jumabundee yielded by the average rate, which taken on the whole is moderate, about a third has been re-

linquished to the zemindars. In the other classes which did not admit of the same accuracy in the calculation, I have endeavoured to fix a demand, varying in the extent of its profits for the future, by the degree of industry likely to be applied, but calculated under all circumstances to yield a fair return to the malgozar.

9 The juma of the pergannah in 1220 F S was Rupees 1,10,149/- in 1222 F S Rupees 1,17,726/- in 1230 F S 1,11,119/- in 1235 Rs 1,13,959/- in 1240 F S Rupees 99,703/- and in the last year 1,05,841/- The average juma of the last 5 years is 1,07,606/- The average collections, Rupees 97,742/- The proposed juma, 1,04,631/-

10 A few words may be added with regard to the other miscellaneous work connected with the settlement beyond the mere assessment, *viz* 1st lakhraj claims, 2nd the claims of shares, &c, brought forward prior to the settlement, and 3rdly the ascertainment and record of the rights, dues and holdings of the village communities, subsequent to it.

11 The appointment of a special Deputy having relieved me of the task of investigating the lakhraj claims, I have let the petitions presented by the registered lakhrajdars, in conformity with the proclamation, lie over until that officer's arrival in the district, taking care first to have recorded on the back the quantity of land actually in the possession of the petitioner, and consequently included in the settlement accounts as minhaee. Of the unregistered grants I have selected a few, which after inquiry appeared to me to come within the scope of section 7 cl II, Regulation XXXI of 1803, and clause IV, Regulation XIV of 1825. Those which have been exempted from assessment pending orders will be reported separately. The zemindars having conceived an impression that they were at liberty to oust the lakhrajdars from the resumed lands, the rents demandable from them had also to be adjusted for the future subsequently to the settlement.

12 The claims originating with the proclamation were numerous, and occasioned no little trouble, as however frivolous and vexatious they might prove to be, grounds for their rejection had still to be sought. The number of petitions presented amounted in all to 274, out of which a few only were cognizable by the Collector under the orders of the Sudder Board, communicated in the 47th para. of their letter of the 27th September 1833. If the same rule were inserted on the proclamation, the settlement officers would probably be spared the trouble of investigations which after all leave matters as he found them.

13 The record of rights and holdings filed by the village proprietors and their under sharers after settlement exhibit the land actually in the cultivation of each member of the body, with a specification of their

method of internal management. The detail has been altogether omitted as superfluous in the English statements. In the few Bhryacharali putteralico tenures in the poigunnah, the prescribed method of record of the existing holdings and responsibilities has been followed. These records are likely to prove useful for the future, all mention of biswas being omitted in them.

14 I have endeavoured to have the record of the rents demandable from the cultivating classes for the future, made as correct as possible and all disputes, have been referred to panchayuts, chosen on the occasion. As this record contains in full the number of beegahs cultivated by each, the kind of soil as known by name to the people themselves, and the situation of the fields, they will, I hope, be found to answer the purpose of a regular khusrab, and are more likely to be correct from being given in after, instead of before, the settlement, when the malgoozar has every object in misstating the rates as he has a still stronger one in giving them incorrectly afterwards, besides their being attested by all the assamees who could conveniently attend.

I have, &c

(Sd) S. S. BROWN,

*Offy. Collector.*

No 178

FROM S S. BROWN, Esq

*Offg Collector Suhuswan,*

To H S BOULDERSON, Esq

*Offg Commissioner of Revenue, Moradabad*

SIR,

I have the honor to forward statement No 3 for pargannah Budon

2 The estates immediately resettled for a term of years, and of which the leases have not yet expired, are distinguished by an asterisk \* In these instances the proposed juma will have to take effect from the expiration of the current leases at the different periods noted

3 In many of these cases the malgoozars of the current settlement have applied to be relieved from the remaining period of their engagements, and the zemindars have been equally desirous to be re-admitted at the revised juma As no object can be gained in tying the malgoozars down for a further period of years to their former engagements, I beg to recommend their applications for sanction

No 11 *Mouzah Kuzepoor* A balance accrued in this mouzah in 1240 F S, and a dulkast at the former terms with but a slight variation in the standard juma for the first year of settlement, was obtained from a farmer whose dulkast was for 10 years This arrangement was reported and sanctioned by the Commissioner and the Board, in their several letters of the 29th April and 20th May 1834 The farmer is now desirous to be allowed to resign and the proprietors to engage at the revised juma

No 17 *Furredpoor* A transfer of the lease of this mouzah was effected in 1241 for a term of 10 years, and sanctioned by the Board in a letter dated the 5th December 1834 No alterations will take place in this instance, the farmers being willing to hold on

No 20 *Kusurooa* A summary settlement of this estate was formed in 1240 F. S, with the zemindars for a term of 10 years The revised juma being 400 Rs and that of the summary settlement progressive 1240 1241 1242 1243 to 1250, it appears to me that the

325	400	450	500
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zemindars ought to be admitted in the interim to the benefit of the reduction now allowed.

No 36 *Rajwlee* The circumstances of this case are precisely the same as the above. The juma of the summary settlement was 1240 1241 1242 1243 to 1250, and the revised juma is 300 Rupees  
~~201~~ 300 350 400  
per annum

No 44 *Hoosainpoor* The same remark is applicable to this case also. The summary settlement which stood at 400 Rupees was formed with the proprietor for a term of 5 years to 1244 F S, the revised juma is 350 Rupees

No 62 *Aceem Gunge* The same remarks are applicable to this case also. The juma of the summary settlement which was formed with the proprietor in 1241 F S for a term of 10 years stood at 91 Rupees, the revised juma being 60 Rupees

No 68 *Ruylumije* The summary settlement of this mouzah formed in 1241 F S, with a moostajn stood at Rs 801 for a term of 10 years, the revised juma being 600 Rupees. The moostajn has now applied to be released from further engagements

No 70 *Goorpooree* The summary settlement of this mouzah in 1240 F S, was formed with the proprietor for a term of 5 years—the revised juma being 750 Rupees. The remarks on the preceding case of Hoosainpoor No 44 are also applicable to this

No 72. *Binaur* This summary settlement will hold good until its expiration in 1254 F S, no application to the contrary having been made by the malgoozar of the current lease

No 78 *Kundeylu* Vide remarks on mouzah Furreedpoor No 17. The transfer that was effected of the lease of this mouzah in 1241 F. S., will hold good until the expiration of the lease

No 81. *Guloohee* The intermediate settlement of this mouzah has been cancelled by recent orders. The estate has been put up to sale for the liquidation of past balances, and engagements at the revised juma will be taken from the purchaser from the ensuing year

No 86 *Nuraoo Boozorg* The intermediate settlement of this mouzah was formed at the standard juma of Rs 211, for a term of 10 years, the revised juma is 125 Rupees. The malgoozars have now applied to be relieved from the remaining period of their lease

No 99 *Usris Burkun* Vide remarks on mouzah Kazeepoor No. 11. The juma of the intermediate settlement, which was formed at the standard juma, was 1351, the revised juma is 1,000

*Zillah Alapoore No 1. Sinjurpoor* A summary settlement for 15 years at a juma of 350 Rupees was formed of this mouzah in 1241 F. S,

PERGUNNAH BUDAON, ZILLAH BUDAON.

2, 505

the revised juma being 250 The farmer is now desirous to resign in favour of the zemindar

No 77 *Kylee* The summary settlement of this mouzah was formed in 1241 F S with the zemindars at a juma of 350 Rs for a term of 10 years The revised juma being Rupees 275, the zemindars appear entitled to the benefit of the reduction in the *interum*

Zillah Azimabad, No 12 *Doobree Hussoura* This summary settlement was also formed with the zemindars at a juma of Rupees 1,050, the revised juma being 900 Rs for a term of 10 years in 1241 F S To this the same remark is applicable as in the above case

The receipt of early orders on these cases would be desirable, if possible, before the season for cultivation has elapsed

I have, &c

SUHSUWAN COLLECTORSHIP,

(Sd) S S BROWN,

The 9th August, 1836 }

Offg Collector

No 179 of 1837

To H S BOULDERSON, Esq.

*Officer Commissioner of Revenue, Morulubul*

SIR,

I have the honor to forward the settlement statements of pergamah Budalon noted in the margin<sup>1</sup> Statement No 3 will be submitted separately  
1 Settlement Nos II and III  
1 Chobke d i c k u l m e n t  
1 General Settlement No IV  
1 Statement No 1

2 The Budalon pergamah comprises 3 sub-divisions, Huvalce Budalon, zillah Allapoor and zillah Azimabao. The two latter, and zillah Allapoor in particular, were very unequally assessed in the 4th settlement, not only with reference to Huvalce Budalon, but to the adjoining pergamahs. Under the very moderate assessment then formed both of these sub-divisions have attained in the *interim* a high degree of prosperity, cultivation has been extended in most instances to its utmost limits, and all the zamindars have reaped the advantages of the settlement pretty equally.

3 The standard juma of Huvalee Budaon, though disproportioned to that of the other portions of the pargannah, was not itself excessive. It has been collected with a comparatively trifling balance during the last 22 years, and any difficulties that may have been experienced have been owing more to the neglect or fraud of the zamindars than to over-assessment. The estates in Huvalee belong to people of every class, one of which, the chowdhry tribe, who are proprietors of about a fourth of the mouthths, are in every sense the worst malgoozars in the district. The alterations in the jumas of the individual estates since the 4th settlement are confined to about ten instances, and these have taken place within the last 3 years.

4 The pergannah comprises every description of soil, bhoor excepted. The chief portion of it consists of the same quality of soil as the corresponding portion of pergannah Oojhance, and I have classed it accordingly as doonuit. This class of soil in zillah Allapoore is more uniform in its quality than in Huvalee, but the difference on the whole is trifling. The mouzahis comprised in this class are situated high, and their crops are dependant on the periodical rains.

5 The estates classed as doonut khadir are situated in Huvallee either on the banks of the Sote or "Yai Wasuku," or on the border of the doonut tract in the opposite direction, and comprise, as the name implies, two qualities of soil. Those on the banks of the Sote, 13 in number, are confined to Huvallee Budaon, and are far superior to the rest in point of soil, means of cultivation, and other advantages. The khadir

lands in the other mouzahs of the mixed class of soil, and particularly in Allapoor, lie mostly in a tract of jungle in process of clearance, and are exposed to many of the casualties, already frequently adverted to, as incidental to the mixed classes of soil in the other pergannahs, and the same discrepancy in their relative condition, capabilities and means of future improvement is observable.

6 Zillah Azimabad comprises only one description of soil. The khadu mutteear lands in the 3 divisions of the pergannah are strictly uniform in point of quality, but a considerable portion of the tract in each is covered with a dense jungle, and many years must elapse before the lands of these mouzahs can be brought to any extent under the plough.

7 The classification of the estates in the pergannah, as above, may be relied upon for its correctness, having been formed on personal information, the pergannah and village maps, and other sources. The corresponding classes in each division have been kept distinct with a view to a comparison of the totals.

8 Zillah Allapoor was carefully surveyed in 1829. The survey of the other divisions was commenced and completed in 1832/33. Nothing having occurred to affect the cultivation in the former since the year of survey, the results in the 3 zillahs have formed the basis of the present settlement.

9 The average jumabundee rates assumed on the several classes of soil are given below —

Doomut,	...	...	per acre, Rs	1	13	0
Doomut khadir,	...	...	„	2	1	9
Khadu 1st class,	..	..	„	2	6	6
„ 2nd do	...	...	„	1	13	0

It will not be necessary for me to enter into a detail of the grounds on which these rates were assumed. They vary little, if at all, from the rent rates assumed on the same classes of soil in the other pergannahs, allowance being made for a few local distinctions. The irrigated lands in the pergannah bear such a very trifling proportion to the unirrigated, that they were not brought into calculation at all in the assessment, a few instances excepted.

10 The deduced revenue rates for the several classes of soil are as follows.—

HUVALEE,	.	Doomut, ..	..	Rs 1 2 8	}
		Khadri doomut, ..	"	1 5 5	
		Khadri mutteear, ..	"	1 13 2	
ALLAPOOR,	...	Doomut, ..	"	1 2 8	per acre.
		Khadri doomut, ..	"	1 3 6	
		Khadri, ..	"	1 3 2	
AZIMABAD,	..	Khadri mutteear, ..	"	1 7 8	

11. The condition of the pergannah generally, pointed to the propriety of the assessment being formed on the cultivation of the survey, which, as the sole basis of settlement, I had found much difficulty in adopting in several of the pergannahs previously assessed, and in fixing the assessment on the totals as well as mouzahwai I was guided principally by the deduced rates. In one or two instances, however, a deviation was necessary, I refer to the khadri class of mouzahs in Huvalee on which a rate is given by the calculation, not only disproportional to the rates on the same classes in the other divisions, but to the average rent rates. The estimated jumas thus yielded have been kept in their appropriate columns in the statements, but in the assessment it was necessary, with a view to preserve a due relative equality, to strike a mean between the deduced rates on the khadri mutteear lands in the three divisions of the pergannah, and the rate thus given, viz Rs 1-8, as the one on which the settlement of this class was formed.

12. The remarks in the statements Nos II and III have been purposely made so few and brief that it will be necessary for me to add a few words in regard to any apparent discrepancies in the rates of the present assessment on the totals of the several classes, or on those of the mouzahs comprised in them.

13. On the totals given below, the discrepancy is very trifling, and the above remarks will be sufficient, perhaps, to account for them as well as for the deviation of the rates of their assessment, as it now stands, from the deduced revenue rates, without my going into further detail.

*Class of soil, and rate of present assessment on the total of each class.*

			On total area	On mal- goonzaee	On cul- tivated		
HUVALEE,	Doomut, ..	10	1 0	12	2 0	1	2 1 0
	Doomut khadir, ..	14	1 0	15	6 0	1	8 5
	Khadri mutteear, ..	11	1 0	12	6 1	9	0
ALLAPOOR,	Doomut, ..	11	1 1	15	1 1	1	0 5
	Doomut khadir, ..	10	1 1	1	1 9	1	3 3
	Khadri, ..	5	9	1	7 11	1	13 2
AZIMABAD,	Khadri mutteear, ...	12	2	15	1 1	9	7

The rate of the present assessment on zillah Allapoore is very moderate and may be thought too low, but where a large increase had to be assumed on a tract, the cultivation of which had previously been carried, with only a few exceptions, to its utmost practicable limit, which was far from being the case in the other corresponding portion of Huvalee, it was necessary to keep within bounds, the soil, though excellent of its kind, not being heavy enough to admit of constant cultivation without a certain degree of deterioration in its produce.

14 In regard to the discrepancies noticeable in the relative assessment of the mouzahs, I can only repeat the observations already made in the 6th, 7th, and 8th paragraphs of the general remarks on the settlement of the Oojhane pergannah. The remarks in the settlement statements will account for the more glaring deviations, and I have affixed a mark **x** in the general statement No IV opposite to those mouzahs in which I was unavoidably influenced in the assessment by the extent of their malgoozaree areas. These, however, are comparatively few, and may be viewed as exceptions, the assessment of the rest of the pergannah having been formed strictly on the cultivation of the surveys. I may further observe that, as the cultivation in the corrected statement No I formed the basis of settlement, whereas the returns of the cultivation given in by the putwaries in the present year are inserted in the general statement, a trifling discrepancy is observable in many cases which was not found before in point of fact it is immaterial which return is inserted.

15 The juma of the several divisions of the pergannah at the several intermediate periods, with that of the present assessment, stands as follows:—

		Juma of 1220	Juma of 1222	Average Juma of the last 5 years	Average collections of the last 5 years	Proposed juma
ZILLAH HUVALEE,	..	54,761	62,383	67,431	68,810	62,959
ALLAPOOR,	...	12,209	15,409	16,906	15,649	25,855
AZIMABAD,	...	11,595	17,634	18,320	16,605	22,300
TOTAL,	...	78,565	95,426	1,02,657	1,00,164	1,11,114

The increase in the juma since 1222 F S, has been owing to the resumption and assessment of several maafee villages in the interim.

16. In regard to the other miscellaneous work connected with the settlement, and which is in itself by no means an unimportant part of the duty, I have nothing to observe in addition to what has been already said on the subject in the general remarks on the Oojhanee settlement

SCHUSWAN COLLECTORSHIP,  
The 9th of August, 1836

I have, &c  
(Sd) S S BROWN,  
Offg Collector.

No

To, J DAVIDSON, Esq.,

*Offg Commissioner, Rohilkund Division**Dated Simla, 31st August 1838*

SIR,

1	124 Village Statement, English and Persian Nos II and III	I do myself
2	General Peigh Statements Nos I and IV do do	the honor of sub-
5	ditto, do of proposed juna No III do do	mitting the state-
6	Statements of chowkeedaree dues do do	ments and papers,
7	Statement of resumed unregistered rent free tenures do do	noted in the mar-
8	Statement of unregistered rent free tenures, exempted from assessment ditto, ditto	gin, relative to the
9	Statement of land Revenue balance, do do	revised settle-
	Ditto of Tuccave do do	ment of pergun-
10	Alphabetical list of villages	nah Rujpoorah
11	124 copies of settlement mouzahrees	
12	15 Misals complete	
13	1 vol village plans	
14	1 pergunnah map	

in the Budaon district

2. The pergunnah of Rujpoorah comprises 124 mouzahs and is bounded on the north by the southern division of Moradabad, on the south it extends to pergunnah Ussudpooi, eastward a series of swamps separate it from pergunnah Bubydee of the Moradabad district, and on the west its banks are washed by the Ganges

3. The only high road is that leading from qusbahs Rujpoorah and Gunwan to Chundowsee, which passes through Bhiroothee, (intersecting the jungle tract of that estate in a direction almost due east,) towards the high bhoor lands of Bubydee, but in consequence of the swampy ground on the eastern border of the pergunnah, which is impassable for wheel carriages and laden beasts during the rains, both traders and travellers are compelled to make a detour to the north or south during that season, and as communication with the westward is cut off by the Ganges, very little intercourse takes place with the neighbouring country between June and October.

4. Contiguous to the swamps on the eastern boundary is a shallow and inconsiderable stream called the Nukta, entering the pergunnah at the most northern point of mouzah Koodarisee, (No 3 in the map,) and running in a very irregular course as far as Doonda Bagh, No 125, on the southern extremity where its waters separate into two small branches. Between the swamps and the stream there are 16½ villages of various elevation and different qualities of soil. Another rivulet called the Undharee rises near the centre of the area, and after flowing through 5 or 6

Streams and  
easy access to wa-  
ter for agricultural  
purposes.

estates joins the Nukta at mouzah Athul, No 33 A third, the Muhawa stream, of greater width and depth than the two former, enters from the north west at Nareoolee, No 20, cutting the pergannah into nearly 2 equal parts, and winding in a serpentine course and diagonal direction towards the south east until it reaches Bugldhu, No 69, where it falls into the Nukta There are two other small nulls, but as they are generally desiccated during half the year, a description of them appears to be unnecessary Wells also are numerous, being sunk at a trifling average cost of one Rupee, as water is found in the vicinity of the swamps and the khadri tract at a depth varying from 3 to 10 feet, and is nowhere at a greater distance than 35 feet below the surface , where the supply of this necessary fluid is so abundant, and rendered so easily available for the purposes of agriculture, the harvests can hardly be considered dependant on the periodical rains

**5** The pergannah was formerly covered with dense dhâk and belah jungles, the abode of tigers and other wild animals,   
Former condit-  
tion of the pergun-  
nah. with a very scanty population and limited extent of cultivation Under the Pathan administration it began to emerge from its obscurity and backward condition, and was clearly showing signs of improvement and prosperity, when the tyranny and misrule of the Nawab Vizier's Government caused a retrogression , so that, (if any reliance can be placed on historic tradition,) on the cession of Rohilkund to the British Government it was as badly cultivated and as thinly populated as at any known period of its history From the cession to the 1st year of the 4th settlement, or 1220 F S, agricultural improvement continued to advance steadily and rapidly, and by an estimate made in that year it appears there were 26,722 square acres of cultivation The present extent is 46,880 square acres, or nearly double, a proof of what may be done under an easy assessment and a mild, but strong, Government

**6** The whole area is an alluvial tract of more or less recent formation,   
Description of the area (which has been gradually formed through long periods of time,) at the head or north western boundary of the district Its form is compact, comprising about 150 square miles, and the breadth from 38 to 20 miles The undulating character of the entire surface claims particular attention, while the cultivated square miles 78  
Cultivable 50  
Total malgoozaree area 123 the swamps to the eastward, the dhâk jungle in the centre, and the khadri to the southward on the banks of the Ganges, may also be mentioned as being among its distinguishing features The lowest soil is that, situated under the high bhoor land of the Bughooce pergannah, whence it arises irregularly with a gradual ascent towards the body of the pergannah leaving some lands, as mouzah Bhaeebhoor, so high, with reference to those around them, that it carries with it the highest degree of probability of their hav-

ing, (admitting the lapse of a very long period,) originally formed islands in the bed of a river, and that the ancient channel of the Ganges once occupied the low level where the swamps now alone remain, or that the whole area was overwhelmed by a violent inundation.

**7** From the middle of the pergannah the land dips gently on the westward until its limits are arrested by the river. The <sup>Description of the area continued</sup> dhâk jungle is heaviest in the neighbourhood of the swamps, where the process of clearance has not been carried on with the same vigour and activity, as in other parts. Towards the westward it gradually becomes thinner, until all traces of it are lost on approaching the low khadir, where jhow jungle reeds, and the "poolah" grass, valuable for thatching, with various succulents, affording abundant pasture to the herds of the highly cultivated mouzahs, occupy the uncultivated land. Mango groves are scarce, and in comparison with other parts of the district, there are few trees, the peepul excepted, (which religion propagates and preserves,) capable of affording shade and shelter.

**8** The agricultural productions are chiefly wheat and rice, bajra, juwar, cotton, barley, peas and vetches, with various kinds <sup>Agricultural products</sup> of other grains for domestic use, tobacco and garden vegetables are also cultivated to a partial extent, sugar cane is grown in very small quantities and only in the khadu, as the cane is deficient in size and saccharine matter, and the sugar has a dark colour which depreciates its price in the market.

**9** The whole of the lands originally belonged to Thakors of the Boragoojun tribe (a ramification of the kuchwars) who at some very distant period emigrated from Jyepoor, but for a long time antecedent to the cession, had given way to a race of Ahirs, who would appear at first to have been mere serfs of the soil under rajpoot masters, but having acquired through their energy of character, both influence and wealth, subsequently became nearly co-equal with their former lords in extent of landed property, and their superiors in numerical amount of population. The present number of estates held by Thakors is 57, paying a revenue of Rs 30,014 and 13 by Ahirs assessed at Rs 28,752, 17 mouzahs paying Rs 11,530 belong to Thakor Uckbar Allee Khan, an opulent talookdar of the Boolundshahur district, and a few other co-parceiners; 3 are held by brahmuns at Rs 2,250, 2 by Ahirs and a Mussulman in partnership at a revenue of Rs 1,030; 1 by a buneah and a Mussulman at Rs. 300, and one by a buneah at Rs 400.

**10** The professional survey was accomplished in the seasons of 1830/31, but owing to the constant encroachment or recession of the river, considerable changes have necessarily occurred during so long an interval in the extent and <sup>Professional survey</sup>

limits of the areas of several villages, as exhibited in the following statement.

	Uncultivable square acres	Waste fit for cultivation	Cultivated acres	Total mal-goozree land	Total area sq. acres
Revenue measurement area in tabular form No I	11,401	33,342	46,008	79,350	93,311
Do d. in No IV by the present estimate	17,316	32,354	46,888	79,242	96,588

11 Subjoined is a list of the mouzahs in which, through alluvion or other adventitious causes, a variation exists between the recorded muqabahs of the revenue survey, and those of the present estimate, the particulars connected with each case being given on the explanatory village remarks

No	Names of mouzahs in which the muqabahs by the present estimate are in excess of the survey measurement	Extent in square acres	No	Names of mouzahs in which the muqabahs by the present estimate are less than in the survey measurement	Extent in square acres	Difference of land in excess by the present estimate in acres
						IV
IV						
29	Hoopoor Puttee Jodh Sing	22	25	Ewazpore,	. .	140
108	Singhowlee Kulloo,	140	51	Shahjehanabad,	. .	62
27	Timureea Ghaut,	52	31	Shahapore,		52
122	Bhoputpool,	88	55	Jumalpore,		238
121	Deippoor,	159	123	Sikundarpoor Lucha,		716
124	Sisownah,	176.2	49	Mohunpore,		266
	TOTAL,	4203		TOTAL,	1471	2777

But as an error occurred in tabular form No I, from 48 acres having been entered in excess of the actual area of the pergunnah, the real increase will amount to only 2,729 square acres. At the same time it should be borne in mind that, although the pergunnah has gained by the protraction of its limits through diluvion, it has lost in the extent of its mal-goozree muqabah, and suffered materially, in the destruction of some of its best soil, of at least 10 times the value of the newly acquired land.

12 Soils The prevailing soils are mutteear and khadir, the doomut, bhoor and belah forming exceptions. The mutteear tract is a rich argillaceous soil which has been reclaimed from a heavy dhâk jungle, and is known among the people for its capacity of absorbing a great quantity of water, and retaining it when exposed to the sun, more tenaciously than any other land, owing to its strong marly texture, which being almost impervious to water, the process of filtration after rain goes on but slowly, even when indurated by heat

Average yield rates assumed per acre on the cultiva-  
Muteear 1st Rs 2-13-6  
Do 2nd Rs 2-11-2

and drought, the crops will continue for a long time to vegetate on it, while they wither and die in the immediate neighbourhood on the lighter and more porous soils. Wheat is principally grown on this land, and the produce is superior of its kind to that grown on any other soil. But in the culturable waste of the mutteear estates recorded in the survey measurement, it is necessary to bear in mind that there are large blotches of "osur" or "shoor-kulah" perfectly barren, being strongly impregnated with saline properties, and covered with a dull powder inclining to grey, which increases after the periodical rains, and diminishes during the cold and hot seasons. As these sterile patches border on, and gradually pass into, the better mutteear lands, there were no determinate grounds left for the native officers of the revenue survey to distinguish them by, and it would have been almost an impracticable task to have defined, in an intelligible manner, and with accuracy, the culturable waste of such ruqbabs by any measurement, even had time and leisure been allowed for that object. With the view therefore of ascertaining, as far as possible, the character and nature of the waste lands of these mouzahs, they have been personally and carefully inspected in company with the malgoozars and cultivators, and I must acknowledge, (without intending the slightest disparagement to the native surveyors, or reflection on the officers, who conducted the survey) that I have amply satisfied myself of the inadequate definitions given in the statistical records on this point, as a standard to be guided by, in assuming the assessment.

### 13 In several estates where mixed soils of doomut and mutteear

*Remarks on the mixed soils comprising mutteear and doomut estates*

exist in juxtaposition with each other, the limit of the continuous portions of each defied demarcation from the intimate mixture of the constituent ingredients of one with the other, but it was generally observed that

the capability of the mutteear seemed to be in an inverse ratio to its proximity to the doomut a slight difference has, therefore, been allowed in favor of the mutteear lands of the villages of mixed soils in the assumed average rent rates, which reduced them to an equality with those fixed in the khadir tract.

### 14 *Doomut, bhoor* The doomut and bhoor divisions are the high lands caused by the irregular undulating character of the surface before alluded to in para 6

*Average rent rates assumed per acre on cultivation*

Doomut, Rs 2-1-7  
Bhoor, " 1-8-0

The doomut is light permeable soil, compounded of earthly material more frangible than the mutteear, (to which it is always found adjacent) and with a considerable mixture of sand. The bhoor is of a formation still more arenaceous and elevated, and the least valuable to the agriculturist. Strictly speaking they may be considered as the only "dry lands" in the pergannah, and are

therefore more immediately dependant on the periodical rains. Both the doonut and bhoor frequently enter into, and form component parts of, the riqabah of an estate, but there are few instances where the area of a village, is composed entirely of either. In mentioning these bhoor lands, I would not be understood as alluding to the sterile sandy bhoor ridge of Suhuswan and other pergunials in the district, but merely to an inferior doonut or a high light soil, in contradistinction to a low heavy loam as the khadu.

**15. Khadu.** The khadu has been formed by the sedimentary deposits of the river, the degree of fertility being in average rent rates assumed per acre proportion to its depth, and the due deposition of its on cultivation earthy materials, which have from time to time been Khadu, Rs 2 11-2 brought down and deposited by the water. It is therefore a purely derivative soil, owing its origin to the disintegration of various other soils on either side of the channel, which being now intimately blended together, form a tract of land capable of yielding almost every kind of agricultural product, and, wherever cultivation is not extended, affording nutritions escents for the cattle of the surrounding country, and excellent grass for thatching. The upper stratum is a more porous clay than the mutteai, but it possesses abundant supply of water, within a few feet of the surface, while the energy and productiveness of some isolated patches admit of two harvests of rice and peas in the year, and a constant rotation of crops, but there is little or no khureef, and if the rains are very plentiful, the water acts too much on so damp a soil, so that the rubbee is in some seasons either very scanty, or almost totally destroyed in some villages, from excessive wet and moisture, rice is grown in great abundance, and is of a good quality, but the wheat and bailey are less vigorous and strong than on the mutteai land.

**16. Belah.** The belah has at present the appearance of a large savanna, and affords an abundance of pasture. There are only 4 villages in the class, and they are almost completely covered with jungle. The soil is known among the cultivators by the name of "kamp" and the process by which it is formed is obvious. A fresh crust of debris is at first deposited and spread over a bed of sand by the river on its subsiding after the rains, from 3 or 4 inches to 3 or 4 feet in depth, its fertility being in proportion to its cubic thickness, and the proper admixture of its constituent parts. For the first year it is generally unfit for any vegetation, but in the second year after it has settled, it acquires sufficient strength to produce grass and jhow jungle, which during the periodical overflowing of the river in the rainy season, intercept the earthy material with which the water is then laden, and an artificial soil is thus mechanically formed by the ingredients sinking down and reposing into beds of mud.

Average rent rates assumed per acre on cultivation  
Belah, Rs 1 12-0

17. The new land is only fit, for the first two years, for the growth of vetches, and the coarsest grains, but afterwards, should it escape inundation and disturbance, for every kind of crop, when it emerges under the new name of khadir in a more ameliorated condition of fertility.

Period at which the new land becomes fit for agriculture

There are several villages in the khadr class which have a small proportion of the same description of alluvion undergoing a change, either through the accretion of new land or some of the old being swept away by eruptions of the river. Wherever such is the case it has been duly taken into account.

18. On the habitations and lands of the belah estates being destroyed since the professional survey, about 7 years ago,

Destuction of the habitations and lands of the belah estates

by inundation and encroachment, the residents retired to the contiguous villages, waiting for the recession of the river and the formation of a new soil, and at the time of settlement there were large tracts of fresh alluvial land unoccupied, lying on the banks or in the bed of the river, the proprietary right to which was claimed by different parties. These disputes being regularly adjudicated, the rightful owners prepared to settle again on the site of the houses of their forefathers. In consequence also of the extent of alluvial formation on the one side, and the losses sustained on the other, from the destruction

of good land, a measuring of some estates, and a local inquiry on the spot respecting others, noted in the margin,\* became indispensable as a preliminary measure before proceeding to assume their jumsas, which was accord-

NO IN STATEMENTS	NAME OF MOUZAH.
49	Moulipoor
51	Shahjehanabad
55	Jumalpoor Juffiabad
121	Deepoor
122	Blauputpoor
123	Secunderpoor lucha.
124	Sesowana

dingly done

19. Having thus far ventured to enter into an explanation of the various qualities of the soil, and the destructions by

Classification of estates

which they are characterized, the next subject that comes

under consideration is the examination of the grounds on which the classification of the estates was determined. It was obviously desirable to preserve the integrity of the natural geographical positions of the pergannah, and to have as few divisions as possible. The marked features and disposition of the muttear, khadir, and belah tracts pointed out the propriety, (*prima facie*) of arranging the whole of the villages under one or the other of those 3 classes. But where there were such various and dissimilar conditions of soil in the

same tract every attempt to effect this object when the rates came to be applied to some of the mouzahs proved abortive, and the endeavour to fix on any rate that should be generally applicable, and give satisfaction to the people was found to be impracticable I was therefore under the necessity of adding 3 more subsidiary divisions, 2 for the mixed soils and 1 for the doomut, by which each village was accommodated with an appropriate class, with reference to the structure of its soil There may be novelty in this system of classification, but owing to the variety and uneven surface of the land, and the manner in which it is intersected with low swamps and nullahs, it could not be avoided In looking, therefore, at the pergunnah maps it will at first appear that some estates have been irregularly transmitted from their natural class, and placed in others to which they do not geographically belong, but such a derangement and violation of general rules was not ventured on in an arbitrary manner, and when viewed with reference to the true relations of one soil to the other, will I think, be found in accordance with reason and justified by sufficient data

20. Having classed the mouzahs according to their respective soils from personal inspection, local inquiries, and information gathered from official records, and satisfied myself of the validity of the division which has not in any instance, I believe, been disallowed by the malgoozars who are most capable of judging of its propriety or defects, the next step was to assume average rent rates for each class In this stage of the proceedings I experienced more difficulty than I had found before in Bissowlee and Suttassee, where the soil was of one name and the rents almost invariably paid in money, while in the pergunnah under report there were six classes of soil and the prevailing rents were junswaree, or those paid in kind.

21 It was particularly desirable to substitute fixed money rents for the more fluctuating rents paid in kind, by taking an average of the produce and prices for the last 10 years, but the uncertainty of the harvests, owing to the exposure of the whole pergunnah, from its locality, to inundation of the river and periodical rains, added to prejudice in favor of long established custom, rendered any proposition for introducing the measure very unpopular, even among the cultivators, for whose special benefit the change was proposed I therefore abstained from interference; subjoined is a statement exhibiting the relative proportions of the putka and other monied tenures compared with those coming under the head of butaie.

*Statement of Pergunnah Ruppoor*

Name of the class	Assumed average Rent rates per acre on the cultivation			Malgoozaree			Ruqbah in acres			Juma of past Settlement			As element per acre					
	Rs	A.	P.	No. of villages	Total extent in acres	Cultivable	Irrigated	Not Irrigated	Total	Total land in Malgoozaree	Highest Juma of settlement	To 2nd dist.	To 3rd dist.	Average Juma of 4th settlement	Average Juma of P. & J. Cuts	On cultivable land	On irrigable land	On the cultivat- ion
Muttcear,	2	13	6	40	28,233	9,643	41	14,233	14,271	23,91	14,91	14,620	18,123	19,502	19,998	1215	1200	1094
Khadir,	2	11	2	32	20,137	6,946	37	10,434	10,521	17,467	9,326	9,226	13,906	21,941	18,794	1215	1200	1094
Doomut, Muttcear, Bhoor, Khadir,	2	1	7	26	24,342	8,598	62	12,017	12,079	20,677	13,765	13,005	15,351	16,231	16,276	1215	1200	1094
Doomut,	2	1	7	4	2,193	369	4	1,495	1,499	1,968	872	872	1,524	1,524	1,550	1215	1200	1094
Belah,	1	12	9 $\frac{1}{2}$	4	6,895	215	,,	178	17	2,193	1,518	1,518	2,825	2,158	2,085	1215	750	650
TOTAL,	.	.	.	124	96,588	3,2354	194	46,694	46,883	79,212	48,142	47,142	62,035	73,546	70,867	1215	7,3571	1221
																1246	7,3851	1221
																1217	74,176	1221
																to 61	1111	1093

Note.—Those only are classed here as irrigated lands which are cultivated in the immediate vicinity of a village all the year round with tobacco, garden vegetables, &c. &c.—a principle that has been observed by Mr Brown, and the late Mr Louis in the settlement of the other pergunnahs of the district

Quantity of land held by cultivators under putka tenures or on butiae tenures in square miles	Quantity of land held by cultivators under putka tenures or on butiae tenures in square acres	Extent of seer lands held by proprietors and their brethren without any fixed rate in square acres	Extent of seer lands held by proprietors and their brethren at fixed rates
17,986	23,891	4,678	338

22 An assiduous and careful inquiry was, therefore, essentially necessary into the various products of the butiae villages, the proportion of the produce received as rent by the malgozaars from each kind of soil and each caste of cultivators, which necessarily occupied considerable time and attention, but in this part of the work I was much assisted by a reference to the assumed rates on the same kinds of soil in the other pergannahs lying along the banks of the Ganges, the settlements of which had been confirmed by Government. From the proceedings of pergannah Ussudpoor as it adjoins, and is more closely assimilated to Rajpoorah in position and capabilities than any other pergannah in the district, I beg to quote the following extracts as an assumed standard of comparison.

Pergannah	Total extent of area in square acres	Culturable waste in square acres	Square acres under cultivation	Total malgozaee area in square acres	Juma	Name of the classes	Average rate of assessment per acre		Average rate of assessment on the pergannah per acre	
							On the malgozaee area	On the cultivation	On the malgozaee area	On the cultivation
Ussudpoor,	89,540	28,986	45,042	74,028	Rupess 72,029	Muttector	1 7	0 1 12 0		
						Doomut				
						Muttector 2nd	0 1 3 1 1	1 8 0		
						Bhoor				
						Khadir	0 9 8 1	1 8		
						Bolah	0 4 0 1	12 0	0 15 5 1	9 7

23. The subjoined table will also exhibit, at one view, the division of classes, assumed average rent and average revenue rates, and the average revenue rates of each class after settlement, with other details regarding the assessment of the pergannah under report.

**24.** Although the average rate of assessment in both is equal, (fractions excepted) the condition of the two pergannahs at the time of the settlement was very different Rujpoorah was flourishing from the blessings of an easy assessment, and had been steadily advancing ever since the 4th settlement, the cultivation having been nearly doubled Its villages from being poor hamlets had become rich and populous, while the character, respectability and condition of the land-holders had become ameliorated in an equal ratio, and although at the same time it is well known that great evils, arising from its inequality, existed, they were not experienced in the same degree that they were felt in other parts of the district, as a great portion of the pergannah was in the hands of substantial talookadars and the majority of villages were in a very backward state at the period of the 4th settlement, the basis of which was the extent of land under cultivation Ussudpoor on the other hand, where landed property happened to be more divided, and many of the mutteear villages had reached the limits of agricultural improvement, became completely impoverished with unequal pressure, over-assessment and over-cropping, many years before; relief was afforded by a revision of settlement I am happy to be able to add that it is now gradually recovering from the exhaustion and decay which had well nigh runned it

**25.** A question may arise why the rate of assessment in pergannah Rujpoorah should not exceed, with all its superior

**Reasons given for the rate of assessment in Rujpoorah not exceeding that of Ussudpoor**

advantages, that of Ussudpoor? But it must be borne in mind that an increase of Rs 3,615 has been assumed on the revenue of the former, while a reduction of Rs

has been granted on the juma of the latter It was also necessary to keep in view the respectability of the Rujpoorah land owners, which required that they should be treated with some indulgence, and although there remains but little or no doubt, that the probable profits of their capital and industry in the course of agricultural improvement will generally equal or nearly equal the amount of the government demand before the expiration of the lease, it would have been both unfair and unpolitic to have enhanced the revenue beyond a certain limit, on the assumption that such profits would be enjoyed, especially where the whole pergannah is exposed to the contingency of inundation, and the partial destruction of its crops from damp.

**26.** The anomaly of the mutteear tract being assessed below

**Anomaly of the rate of assessment on the mutteear land being below that of the khadir explained**

the khadir, although the average rent rates of the former exceed those of the latter, and the fertility of the mutteear is usually considered the superior of the two, is explained; 1st by the large increase

assumed on the mutteear villages, the juma of 28 out of 40 having been more or less enhanced, and in the khadir class only 12, and 2ndly, the inaccuracy of the professional survey measurement in which a considerable extent of recorded culturable waste mutteear land is barren "shoor-kulah," 3rdly, the fact of the estates in that class being almost exclusively held by tslookadars, who are necessarily exposed to extra expenses, 4th, the culturable waste of the khadir tract on the other hand is of a highly productive quality, and though in some parts cultivation may not be carried on from a fear of inundation, it is always valuable as a rich pasturage, and lastly the locality of the khadir in the vicinity of the river gives it an advantage over the mutteear mouzahs for the disposal of agricultural produce, circumstances which came into consideration in regulating the demand

27 It is scarcely necessary to state that the helah, as also some of the gung shikust mouzahs, required being treated with special leniency to afford encouragement to industry, to allow for the contingencies of inundation, and to give them a fair prospect of recovery and improvement. It was also quite impossible to apply any general rent rates to estates in such a predicament. Even the most moderate assessment per acre in detail, on the malgoozaree area of such lands, would have proved exorbitant in the aggregate. The jumas have therefore been calculated with reference to the general capabilities and means of future improvement, and the rates must be considered as merely nominal.

28 To provide against an evil in some measure which had created many groundless and vexatious claims, frequently at the instigation of the native officers, in consequence of the changes that annually occur to a greater or less extent in the vicinity of the Ganges, the following agreement has been entered into by all those malgoozars whose estates border on the channel of the river. Declaring on the one hand that they shall be fully entitled to the proceeds of all alluvial formations of land in those estates to which they may become annexed, during the term of settlement, without any lien of the state to an enhancement of juma, if the increase, (were the lands brought under assessment) would not exceed 10 per cent of the present demand, and on the other hand, if the land carried away by the encroachment of the river, shall not involve the loss of more than 10 per cent of the revenue of the estate, no claim to any remission on account of gung shikust is to be preferred or admitted, which will effectually deprive both the tehsildars and malgoozars of a plausible handle, too often used, for the object of obtaining a reduction on frivolous and insufficient grounds.

29 The established usage that prevails throughout the pargannah in respect to alluvion is the "dhai dhora," which simply provides that all land of alluvial formation appertains to the proprietor of the estate to which a change in the channel of the river has annexed it, or in the event of an island being formed in the bed of the stream, on whichever side the river may be fordable at any season of the year, the zemindars on that side possess a preferential right, co-equal with that by which they hold the estate, to which it may belong. If the identity of the land be destroyed it remains the property of the proprietor from whose estate it was removed, but should the channel of the river not be fordable at any period of the year, (an event which has never occurred) and the land not identified, in that case it becomes the property of Government.

30 There is no instance of a proprietor having declined a continuance of his engagements, and the stability of the settlement being thus based on the security of landed property is guaranteed.

No instance of  
recusance

31 The total number of souls by the late census, taken after settlement, amounts to 30,027 or about 6,000 families, who inhabit 8,181 houses and are thus divided —

Hindoo males,	10,969	Mussulman males,	973	Total males,	11,939
Do females,	8,507	Do females,	803	Do females,	9,405
Do children of both sexes,	7,913	Do children of both sexes,	772	Do children of both sexes,	8,683
Total,	27,479	Total,	2,548	LAND TOTAL,	30,027

Population	Population to square miles	On cultivated area per square miles
Pl Bissowlee	306	468
Pl Suttasee	280	454

which gives about 200 souls to the square mile, and 410 on the cultivated land, on the total area; a scanty number if compared with the average of the highly cultivated land of Bissowlee and Suttasee, but not with

reference to the former thin population of this part of the country. Neither must it be forgotten that the habitability of a considerable portion of the belah is very questionable, and that many of the villages had been infected with the epidemic fever for two years prior to the settlement, which caused dreadful mortality in many parts of Rohilkund. That the disease was not produced from the exhalations of stagnant water, or the effluvia from the jungle, is shewn by its having raged where there was neither one nor the other, in different parts of the district, but that when generated its insalubrity was increased by the mephitic air from the marshes and muddy banks of the river, can be easily imagined; thus where

famine has spared, the population has been swept off by pestilence The number of deaths ascertained to have taken place from January 1835 to April 1837, from the epidemic fever, amounts to

1,478 males,  
853 females,  
1,130 children,

—  
3,461 —or more than 10 per cent

If 10,000 of the present population be assumed as the number of working cultivators, the proposed revenue will be produced at the rate of Rs 7-12-6 per man

32 *Village Police* The strength of the village police amounts to 126 men, who hold jagheers or service land to the extent of 786 acres, of which the estimated rents, at the average village rates, amount to Rs 1,979 or about Rs 15 As 8 each man per annum This sum may appear too small a remuneration, but there are various other perquisites to which the watchmen of every village are entitled at the cutting of the crops, marriage festivals, &c. &c., increasing the emoluments of the office sufficiently to make it sought after, many of the chowkeedars were paid, prior to the revision of settlement, by money stipends, nominally amounting to Rs 3 per mensem, but such were the evils of the system, owing to the zemindars withholding payment on the one hand, and the interference of the government police on the other, to enforce payment, in which they seldom lost an opportunity of taking a share, that scarcely half the sum ever reached the hands of the watchmen. It may further be added in support of the plan of apportioning service land in lieu of money salaries, that not a single instance of demur or complaint on the part of any individual has been preferred, which would scarcely have been the case had the watchmen formerly been in the actual receipt of Rs 36 per annum

33 The intermediate changes of juma between the 4th and revised settlement are confined to 15 instances, the total decrease granted being Rs. 3,959, and the total increase assumed Rs. 147.

The villages noted in the margin are estates whose jumas have been revised since the 4th settlement, under the provisions of Regulation VII of 1822 in the year 1240 F S

No in tabular form IV	Juma of 4th settlement	Revised juma under Regn VII of 1822	Proposed juma
28	600	426	525
65	1500	955	775
68	500	386	300
98	870	652	750
101	1700	972	1000
121	400	300	500
Total	5570	3871	3650

examination, to be either too heavy or too light they have been corrected accordingly, to the satisfaction of the parties concerned

34. The total extent of registered mafie lands is 1,401 acres, and the revenue, if assessed at the average class rates, Abstract of mafie tenures would amount to Rs 2,275-14. The unregistered land resumed is 601 acres, of which 223 acres are under the plough, and 378 acres culturable waste. The assessment on the culturable area, if assumed at the above rates, would be Rs 348-14-0. There are only 23 acres of unregistered mafie land, exempted from assessment, which are *bond fide* appropriated to useful or religious purposes. Their estimated revenue at the average of the village rates is Rs 36-5-6.

35. The number of claims brought forward before settlement to

Abstract account of claims of proprietary immunities				
No of cases	No of cases in which claimants were admitted to engage	Adjusted by razee namah	Referred to the Civil Court	Summarily dismissed
73	2	87	27	9

proprietary rights and privileges is noted in the margin \* They consist of claimants to be admitted to engage as malgoozars, or to the enjoyment of various proprietary immunities.

The investigation of these cases, with the duty of registering the assamcwar jumabundees after settlement, was conducted by the native Deputy Collector, Mahomed Syud Khan. These rentals cannot certainly always be depended on, especially where the proprietors are of the same caste with the cultivating community, as under such circumstances they are sometimes disposed to combine with each other, with the view of concealment, but these are only exceptions and generally, I think, the jumabundees may be relied on as approximating very closely to the truth.

No	Name of Talookadars	Name of the Class	Number of mouzahs	STATEMENT								Average rate of assessment on	Extent of unregistered resumed maafee tenures in acres			
				Ruqbah in acres		Average rate of assessment on		Present Juma		Average rate of assessment on						
				Malgozaee area	Cultivation	Former Juma	Malgozaee area	Cultivation	Malgozaee area	Cultivation	Malgozaee area	Cultivation				
A	Dowlut Singh, Mukund Singh, . . .	Muttcear, Khadir, . . .	12 10	7,861 3,666	5 034 2,256	6,990 4,060	1 1 2 1 3 2 1	1 1 6 2 1 1 2 9	8130 3575	1 1 6 1 15 9 2 1	1 1 10 10 9 4 1 2	30 2	7 4	37 6	12 4 1 1	9
	Ajeet Singh, . . .	Doomut, Mutteear, Bhoor, Khadir, Belah, . . .	7 3 4	3,26 2,07 2,193	3,374 1,000 17	3,60 1,675 975	1 5 4 1 12 10 1	1 1 4 1 1 6	4000 1725 1050	1 8 3 4 13 3 4 1	1 2 8 1 2 2 1 1	12 27	10 26	22 53	11 48 14	4
	Thakoors, . . .															
	Total,		136	19 624	11851	17,370	14 2	1 7 5 1	1940	15 2 1	8 11 1	71	47	114	72 7 1	1
	Ukbar Ali Khan, Ajeet Singh, Mahomed Ali Khan, Dowlut Singh Thakoor Musulmen,	Muttcear, Khadir, Bhoor, Khadir, . . .	4 11 2	2,11 7 763 1 19 10	863 4,253 995	1,900 7,605 1,855	1 1 1 1 15 8 1 6 3	2 3 5 1 1 1 3 2 1	1775 8455 1 300	12 3 4 2 1 1 5 1 5 15 0 1 1 10 1	11 11 1 15 9 2 4 10 1	60 46 ~	1 37 37 8	6 8 3	71 15	
	Total,		17	11 396	6112	11,340	15 11	1 13 8 1	11,530	1 2	1 11 4 1	60	37	97	71 15	
C	Lutohee Singh, Ahir,	Muttcear, Doomut, Mutteear, . . .	1 2	1903 2031	226 1051	409 1,402	5 6	1 2 1 1 2	500	8 9 2 6 11 1						
	Total,		3	3,036	1,277	1,81	9 6 1	1 6 8 1	2,100	11 0 1 1 10 3	62	21	~	41 11		
	Ummee Chund, . . .	Khadir, Doomut, Mutteear, . . .	2 1	900 903	776 825	1,550 1,000	1 9 10 1	1 5 11 2	1,300	1 6 6 1 11 10			3	3	6 7 6	
	Total,		3	1,803	1,601	2,550	1 5 10	1 9 6	2550	1 5 10 1 9 6			3	3	6 7 6	
D	Ramshahoy, . . .	Muttcear, Khadir, Doomut, Mutteear, Bhoor, Khadir, . . .	6 1 3 1 2	3021 211 2,277 761 805	1,677 211 2,277 761 805	2,538 150 2,905 346 620	15 1 11 4 1 1 4 6 7 3 2 1 12 4 1 4 3 2	1 1 1 1 1 3 4 1 1 1 3 4 1 7 7 1 1 4 3 2	2995 200 2875 650 620	15 10 1 15 2 1 1 4 3 2 0 9 4 13 8 1 1 15 1 4 12 4 1 4 3 2	1 12 7 3 1 9 9 2 2 0 9 4 11 9 2					3
	Ahir, . . .	Doomut, Mutteear, Bhoor, Khadir, . . .														
	Total,		13	7075	7075	6850	15 6	1 11 3	7,310	1 0 7 1	1 13 5 23	2	25	2	27	
	Ummee Singh, . . .	Muttcear, Khadir, . . .	1 3	458 1,735	373 1,210	426 1,946	14 10 1	1 2 3 1	525 1,775	1 2 4 1 1 0 4 2 1	1 6 6 1 4 1 7 5 4	9		9	4	
		Doomut, Mutteear, Bhoor, Khadir, . . .	1 2	411 1,058	207 707	190 1,720	7 4 2 1 10	15 8 1 2 6 11	250 1,800	9 8 3 1 1 10 8 4 2	1 3 4 2 8 9 8				8	
	Total,		7	3,662	2,497	4,282	1 2 7 2	1 11 5 1	4350	1 2 10 4	1 11 10 21			21	21	
			GRAND TOTAL, . . .	79	46,661	27,365	14,312	11 8 1	1 9 10 1	46350	12 5 1	1 11 1 1 237	110	347	200 15 7	

**36** Subjoined is a list of the principal talookas. The jumas were apportioned by myself on the several villages comprised in each illaqua agreeably to their respective resources and local peculiarities. In the first and largest talooka, the demand might have been enhanced beyond what has been assumed, but the result would have been unimportant, while, with reference to the increase already taken, and the necessity of supporting the appearance and position of the proprietors in the pergannah, I forbore pushing the demand to a limit which might otherwise have been justified by sufficient data. The other illaquas, it is well known, will yield under their modified junas, a handsome profit, amply sufficient for securing the stability of the revenue, future prosperity, and the respectability of the talookadars.

**37** In the two first illaquas, Dowlut Singh, and Ukbar Allee Khan, Explanatory, relating to the illaquas are looked up to as the principal managing parties by their co-sharers or brethren. Both are substantial and influential landholders, with good credit and disposable capital at their command. The Hindoo malgoozars in the two first talookas, marked A B, are related to each other. Mahomed Allee is the son of Ukbar Allee Khan who resides at Paprole in the Boolundshahui district. The ancestors of the family were Rajpoots of the Boorogogur tribe, and embraced the Mahomedan creed to secure their landed property from confiscation. The individuals in the 4 remaining talookas are brothers, who divided their hereditary property many years ago, owing to a deadly feud which broke out among them.

**38** Considerable irregularity in the rates of particular mouzahs, comprised in the above illaquas, more especially on the cultivation, will be observed on a reference to the mouzawar explanatory remarks, but the rates cannot be considered as a safe or efficient guide under such circumstances in forming an estimate of the inadequacy, or otherwise, of the assumed revenue, because in those talookas, where a considerable increase had to be taken, it was necessary to show some leniency, and not to raise the demand to what may be termed its "legal limit," while with respect to others where the culturable waste was in excess, the malgoozaree and not the cultivated area was invariably kept in view, as the basis of assessment, the object being to secure prospectively, as far as practicable, equal pressure on each estate, so that in the event of an illaqua being broken up, and divided in the *interim*, or sold in detail, before the expiration of the term of lease, no difficulty should be experienced in effecting a partition or a sale of undivided estates.

**Explanations continued**

39 The inconvenience to which the malgoozars have hitherto been subjected by the usage of collecting in anticipation, has been remedied, and the talookadars, as well as all other malgoozars whose means and respectability of character admitted it, were allowed the privilege of arranging their own kistbundees after settlement, accommodated to the agricultural products grown on their several estates. Last year's, if found on examination to be reasonable, were sanctioned, pending the confirmation of higher authority.

#### ABSTRACT OF BALANCES

LAND REVENUE	Rs	As	P
In train of liquidation,	480	6	6
Reduction of juma kham tuhseelgung shikust,	3861	9	9
Irrecoverable,	4035	11	6
Deserving of remission,	6093	7	3
TOTAL,	49171	3	0
<hr/>			
TUCCAVEE			
In train of liquidation,	92	0	0
Irrecoverable,	122	0	0
Deserving of remission,	92	14	0
Total realizable mal and tuccavee,	522	6	6
Total nominal, irrecoverable and deserving } of remission mal and tuccavee,	48953	12	6

40 The balances of the past 5 years are entered in the margin, the greatest portion is nominal, being the difference between the recorded and revised jumas of estates, kham management, or losses sustained through inundation and encroachments of the river. The irrecoverable amount is due from insolvents

and paupers or deceased defaulters. The sum recommended for remission cannot be recovered without a recourse to harsh measures, and risking the stability of the current revenue. The necessary arrangements have been made for the liquidation of the recoverable items by instalments.

41 There are no Hindoo schools, but 23 boys are taught reading, writing, and arithmetic at 4 Mahomedan maktabas.

42 In conclusion, I would suggest the propriety of the leases of this pergunnah being fixed for 20 years, with reference to the extent of culturable waste land, and the superior means of the malgoozars for bringing it under the plough before the expiration of that period.

43 That the assessment is fair and moderate, may, I think, be presumed from the circumstance of no remonstrances against the jumas having been presented, two petitions only having been received in this office for report, the one disputing the right of an individual to engage as a joint malgozar, the other impugning the integrity of the professional

survey, as an assumed standard of assessment. This fact certainly affords reasonable and satisfactory evidence of the practical well working of the system, indeed, as compared with the former obscure method pursued, the enhanced security that the present process of settlement holds out against self deception, by the numerous auxiliary branches of inquiry which it necessarily opens in the course of the preliminary investigations, is manifest, unveiling as it does at one view the resources and adaptation of a pergunnah to the growth of particular products, and the support of its inhabitants, with the various changes in both assessment and ruqbah, that have from time to time transpired since the cession to the British Government, whereby the settling officer is enabled to come to a just and impartial decision on each case before him without difficulty or delay, and on evidence and date that can rarely be impeached.

I have the honor to be, &c  
SUHUSWAN COLLECTORSHIP, }  
SIMLA, }  
The 31st August, 1838. }  
(Sd) R H P CLARKE,  
*Late Offg Collector.*



REPORT  
ON THE  
SETTLEMENT  
OF THE  
DISTRICT OF BAREILLY.

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REPORT  
ON THE  
SETTLEMENT OF THE DISTRICT  
OF  
BAREILLY.

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PERGUNNAHS AONLAH AND SUNEYHA

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To A CAMPBELL, Esq.,

*Commissioner, Bareilly*

*Bareilly, the 30th August, 1834.*

SIR,

I have the honor to submit my settlement proceedings of last cold season in pergunnahs Aonlah and Suncyha under Regulation IX of 1833,

\* Note Besides these cases sixty five more are almost ready for transmission and will be sent up in the course of next month together with seventy seven<sup>1</sup> cases of investigations of maafee tenures, under Regulation II of 1819, and Regulation IX of 1825, which arose in the course of the settlements.

2 The two pergunnahs comprise altogether two hundred and thirty eight mouzahs, of which eleven are maafee, or held under istumraee tenures, and eighty eight had been previously settled under Regulation VII of 1822, or summarily, and have long leases to run. I have included the whole of them in the abstract statement No 4, to render the proceedings of the pergunnahs complete and corresponding in numbers with the surveyors' maps, but you will observe that the actual number of mouzahs which underwent revision of settlement, *de novo*, last year, was only one hundred and thirty nine, or in lands 72,030 acres, yielding a juma for the first year (1241 F S) of Rupees 69,113-8-0. The cases of these are made up complete according to the directions contained in paas from 42 to 44 of the Sudder Board's letter of the 27 September 1833; besides these, nine of the former settlements were revised on the present occasion,

for reasons shewa in the proceedings of each case, and under the authority conveyed in the Sudder Board's letter of the 24th December last In these instances the Persian roobacarees, and tehsildar's papers on which they are founded, are the only new documents furnished The total juma of these two pergunnahs last year (1240 F S) was Rupees 1,02,730 , it is now made for the first year (1241 F S) Rs 1,04,284 and for the next (1242 F S) Rs 1,06,317 , a small further increase will take place when the resumed maafie lands are brought under assessment.

3 These pergunnahs were selected first for settlement in consequence of their being in very bad order, and likewise because their situation rendered them convenient for Lieutenant Fraser, as being contiguous to pergunnah Suhiswan, in which his branch survey was carrying on The work occupied me exactly four months, reckoning from the day my encampment entered the pergunnahs, till the day it left them. The expense incurred was Rs 995-6-8, according to the annexed statement, but this does not include the salaries of fixed settlement establishment, the travelling allowances of the assistants, and regular amlahs who accompanied me, or indeed any charges but those clearly *extra* for the present occasion' I am afraid this exhibition of work will be considered unsatisfactory with reference to what has been done in other districts, and in proportion to the time employed upon it, but several causes operated to create delay , in consequence of prior arrangements not being made for conducting the tehsildar's inquiries and the surveyor's preparation of the khusrabs simultaneously, the ground had to be gone over twice. The amlahs were new to the business and required a good deal of superintendence at first, and you will observe the villages ran particularly small in this part of Bareilly, averaging in Aonlah not more than Rs. 500 of juma each, and in Suneyha only Rs 480 The settlements, however, comprise all the estates which were prepared by survey last year, and no more were ready for me, even if I had been able to do them.

4. Aonlah and Suneyha are distinct pergunnahs although they have for many years past formed one tehsildaree division. They lie to the south-west of the city of Bareilly, and the high road to Coel and Delhi runs through them Aonlah, you are aware, is a place of considerable note in the history of Rohilkund, containing one of its principal towns, which was formerly the chief residence of Ally Mahomed, the founder of the Rohilla dynasty, and is now his burial place. It presents in every direction striking appearances of its former opulence. (The tehsildars' people, on some former occasion, reckoned in it nearly a thousand mosques and upwards of two thousand pucca wells). But these and other similar monuments have for a long time past been sinking to decay. The neighbouring country derives but little advantage from the city ; in its present

Note There are two or three exceptions where the percentage is lower, but in these cases, the reasons will appear in the remarks

statistical calculations,\* no estate is now left in the pergunnah in which the landlord's share of the jumahundee is less than 30 per cent, and consequently if this be a sufficient allowance in ordinary cases, every estate ought to discharge the obligations without difficulty for the future, which I hope will prove the case. The accounts were necessarily grounded entirely on estimates, for with the exception of one or two cases the puttees' papers were, as usual, totally devoid of credit. Nuqlee rates, however, have so long prevailed in these pergunnahs, and their general average with reference to particular classes of soil is so well known, that I have every reason to believe the jumahundees are generally close approximations to the truth, sufficiently so certainly, for the sole purpose for which they are now required, of serving as a basis to calculate the juma upon, without the rates assumed on them being necessarily binding on the zemindars and assessees, at the same time the juma was not ultimately fixed on these estimates alone, but on a general consideration of the circumstances of each case, as collected from the other statistical details, and miscellaneous inquiries. Former profits, the rank and means of the engaging party, his character, the expenses to which he might be subject, as a resident or absentee, in collecting his rents, and all such matters affecting his general liability and condition, were taken into account, especially (as the remarks in statements No 3 will shew) in cases where an increase was demanded, in which the greatest caution was observed. Perhaps it may be thought, that in some instances, where the culturable area is disproportionately large, the prospective advantages arising therefrom have not sufficiently been taken into account in fixing the assessment. On this point I would beg to observe that the surveyor's account of land capable of cultivation, including tops, roads, and, in fact, all land which he cannot affix is *absolutely incapable* of tillage. In this way much is included, which is *not* properly culturable, as it would not afford a remunerating return in ordinary times. I found this very often the case. Again where land obviously capable of tillage, appears never to have been cultivated, it is generally to be presumed, want of capital is the cause, and if so, this cause must continue to operate, for a long time at least, and the assessment of a juma, in anticipation of improvement, would only retard the means from which it is to arise. As a general rule I conceive it to be the wish of government to leave to the people the full benefit of all the efforts they can make by honest industry, to better their past and present condition.

6 The next point is the consideration of the rights belonging to the agricultural community. Rohilkund, at least such parts of it as I am acquainted with, affords a remarkable contrast to the Dooab, in the prevalence of zemindaree over putteedaree estates. This is doubtless the

consequence of its having been so long a Musulman province. Probably the zemindariee system was completely introduced in supersession of the putteedariee one, so far back as the time of the Pathans, at present, however, the Musulmans average a very small proportion of the agricultural population, three-fifths of which, in those two pergannahs, are Rajpoots, Thakors, the same people who so generally form themselves into putteedariee communities on the other side of the Ganges. In two or three cases I found the villages putteedariee, and in others, there were evident traces that this was the original tenure, but generally speaking, the estates were essentially and simply zemindariee, and even the terms used in other parts of the country for expressing sub-divisions of shares, and apportionment of tax, viz., thoke, bakh, &c., are hardly known. In one instance, that of Uterchundee (No 123,) where the estate was properly putteedariee, but had fallen into disorder in consequence of disputes amongst the fraternity, the partners themselves made no difficulty whatever of converting it into a zemindariee one, that is to say, a certain number of the heads of the community were selected to manage the estate jointly between them and to share the profits and loss, without reference to the rest and inferior putteedars, who gave up all title to be considered sharers, were released of all responsibility and accepted puttees on terms, agreed upon at the time, as simple cultivators. I have reason to believe that this sort of arrangement occurs constantly (without reference particularly to Aonlah, but all over the district) when a putteedariee estate falls into difficulty or changes owners, and it shows very clearly how little importance is attached to the tenure in its present state here, and how completely custom has superseded it, in favor of the zemindariee one. In this state of things nothing could be easier than the business of the revenue officer as regards the matter of proprietary right, his duty being confined, to recording the names of the engaging parties, and explaining to them distinctly, the degree of obligation attaching respectively to a joint or separate durkhast. Under the present rates I consider myself debarred from entering into judicial investigations, and consequently referred all claims of long standing, but those coming under special exceptions, to the Civil Court. The general nature of the proprietary tenure here is clear and simple, and no occasion arose in which any such investigation was required, as that alluded to in the 31st and 32d paras. of his Lordship's minute of the 26th September, 1832.

7. I was unable to trace any thing like right to permanent occupancy at a fixed rent, on the part of the ryots, in either of the pergannahs. In the Rajpoot estates just alluded to, the brethren of that caste, whether concerned with the management or not, held their fields at lower rates than other assamees, and retained their tenures on the same terms, as long as they chose, or, at least, so long as the village remained in the

hands of their community, and in most of the other villages, there were old residents to be found who considered themselves entitled to indulgence, though I think there was hardly one single instance came before me, in which the *same* kheit had been in the *same* family for any very long period. Such a thing as transferable property of this nature, was evidently quite unknown, and I am satisfied indeed, that the notion of any restriction to the demand of the zemindar, beyond that imposed upon him by usage, common interest, and good feeling, was never thought of here, till the introduction of Regulation VII of 1822, when puttees were first distributed by the Collector. In the present settlements, I consider the assamees, according to the usage of the peigunnah, tenants at will, till they advanced claims to the contrary, and left the distribution of the rents to the zemindars and themselves, after the government juma had been fixed. Generally speaking no claims were made, and the parties in attendance declared themselves satisfied with the rents put down to them in the assamee-war jumabuudee, produced as the last act of the settlement, when disputes arose they were settled at once, either by a punchait, or through the tehsildai, and some very special cases, where the character of the zemindar was bad, and the assamees required his protection, I availed myself of the authority alluded to in the 15th par : of Secretary Macnaghten's letter of the 24 June 1833, to adjust the contracts myself. This was done however very sparingly, and generally speaking, my interference was confined to taking a record from the zemindar of his demands from his assamees, to remain in force (as was fully explained to him, and all parties present) and to serve as the grounds for adjusting any future disputes, till altered by mutual agreement. With reference to this part of the subject, I would wish to know whether it is intended the putwarees should furnish their accounts for the future, yearly, or at what periods ? Section 13, Reg IX of 1833, cancels the rule for their being deposited as before, every six months, but no new order (that I am aware of) has yet been passed in its stead.

8 You desire me to state my opinion of the practical working of the new system, from the past seasons' experience, and I beg to say, that to the best of my judgment it answers well the purpose for which it is intended, and will prove satisfactory both to the government and the people. Adjustment of proprietary claims, which under Reg VII of 1822, formed so principal a part of the settlement business, is now *purposely* postponed, and I suppose no one will question the propriety of the grounds on which this was determined. In all other respects the present system appears to me to accomplish quite as much as was really effected under the former one, and only to dispense with what was either unnecessary or impracticable. As far as the settlement of the government juma

is concerned, I feel assured that the present survey and estimates, taken in connection with the results of general inquiries and considerations, afford a much more satisfactory basis for fixing the revenue upon, than the jumabundees of the tehsildarees, and the elaborate details and tables of former days, taken by themselves, could possibly do, and as regards the rights of the cultivating classes, without commenting on what is at least, the doubtful justice of creating rights where none such existed, to the prejudice of the zemindars, and the inconsistency which was frequently displayed in attempting to fix definitely, what is in its nature, variable, it is quite obvious that these jumabundees, however nicely calculated, were after all arbitrary, and altogether imperfect, for the purpose of determining assameewar rents, a business which can be only done, as it is now left to be, by the parties themselves, after the government demand has been fixed. In these two chief points therefore, the fixing of the juma, and the apportionment of it amongst the cultivators, there can be no doubt, I think, of the superiority of the principles which regulate the present mode of settlement, over those of Reg VII of 1822, and if this be allowed in the matter of carrying them into effect, and general feasibility, there can be no comparison whatever, the characteristic of the present system being economy, simplicity, and despatch, whilst an experience of ten years proved the old plan to be all but impracticable. I would wish to conclude this report with one or two short remarks on subjects connected with the general operation of the settlement.

### 9 The total number of boundary disputes settled in the two pergunnahs was eighty two, of which forty six were adjusted

The jury system especially for the adjustment of boundary disputes

through the tehsildar by private arbitration, and the remainder by Mr Assistant Alexander, according to the Board's Circular Instructions, not one of the tehsildars' cases was brought forward again, but ten of the thirty six decided by juries, were appealed against, on grounds of corruption, or partiality, and several of these certainly on good grounds, as an examination of the cases proved. This does not speak well for the working of the jury system here, and joined with the general opinion in which it seems to be held amongst the people themselves, has led me to doubt whether it is quite adapted, in its present shape, to the existing state of society, and whether it might not with advantage receive some modifications, to render it more useful, and popular. The question is whether the natives generally possess, in a sufficient degree, the necessary qualities, to fit them for the independent office of jurors, namely, strict probity and impartiality, for unless this can be answered in the affirmative, it follows as a consequence, that a system, like the present, founded on the principle that they do possess these qualities, must fail. It appears to me they do not, and therefore, that some restrictions are necessary, to make the office of juror a safe one in their

hands Disputes I am aware must be settled in some way or other and if the people will not adjust them amongst themselves, the award of a jury, however constituted, is, under most circumstances, more likely to be satisfactory than the unassisted judgment of a European officer. The only point is, whether the present rules are susceptible of any amendment or not, to meet the circumstances of Indian society, and it appears to me that they are so. The first objection, which strikes me, to the jury rules, is, that there is no limitation to the admission of claims. No discretion is allowed to the European officer, but he must refer every dispute (not adjusted by the parties themselves within a given time) however untenable it may be on the face of it, to the determination of a jury. This seems to me to open a wide door to abuse, for a man will often urge a claim that he knows he has no right to whatever, on the chance of gaining his end, (perhaps by corruption) without the possibility of losing. To check this, and even with a view of saving time, I think the European officer should be vested with authority to reject such claims as are obviously untenable, including of course those which have been previously settled by the Courts, or other competent authority, leaving the petitioner, if dissatisfied, an appeal to the Commissioner. As a general rule too, it appears to me, some limitation ought to be prescribed to the period from which claims to land are cognizable, at present there is much doubt in this respect. The second point relates to the necessity of confining the decision of the arbitrators to the real point in dispute, and preventing them going into irrelevant matter, which every one who has had any experience in these matters, will acknowledge the proneness of natives to do. To effect this, it is not only requisite that the European officer should be instructed more specifically than he is now, to draw up a preliminary record of the exact point at issue, but that he should have authority to return the verdict for revision, in case of the jury exceeding their cognizance, which he has no power to do under the principles of the present rules. Thirdly,—it occurs to me that in some cases, (especially those in which the rank of either side is likely to give him a preponderating influence) the European officer, at the desire of the weaker party, might often, with advantage, be united with the jury, either as an umpire, or as a judge to pass the final award, with the natives as his assessors. Fourthly,—to prevent an injury arising from gross partiality or corruption on the part of the jury being irremediable, the verdicts like those of ordinary punchaiets under Regulation XXI of 1803, should be liable to be set aside on these grounds, on fair proof of the same before the Courts. I do not think an appeal to the Commissioner, (who has seldom time to examine witnesses, or enter at length into the case) is sufficient. These modifications, or something like them, are required, I think, to adapt the system better, as a *final* tribunal,

to the character and condition of the people, and fit it to meet particular cases. They are founded on the opinion that the natives, generally speaking, require control, to qualify them to act as jumors, and this opinion is borne out by the results of last year's experience, which shewed the abuses which might take place under a contrary view of the question.

10 I mentioned in the first part of this report, that considerable delay and inconvenience took place this year in consequence of the khusrahs not being prepared simultaneously, by the surveyor and tehsildar. This could of course be hereafter avoided, by arrangements being made for the respective parties recording their entries at the same time together, if the number of jureels at work is not altogether out of proportion

<sup>4</sup> Note.—Capt. Fraser, I understand, proposes having 24 separate measuring parties at work at one time next season in Firozpur. I could not, without incurring more expense than would be authorized, afford this number of mootsuddees to correspond with them.

to the supply of mootsuddees available on the tehsildar's part. But I am inclined with others to doubt the expediency of the khusrahs being prepared at all by the surveyor, with reference either to their cost, or their usefulness when completed. If it be absolutely necessary they should be furnished at the expense of government. It does not appear to me, what advantage is gained by their being got up by musahut establishments under the surveyor, instead of, as before, under the superintendence of the tehsildar. Economy appears to be the purpose for which they were taken out of the hands of the latter, but the reason why the musahut establishment cost so much before, was, that they had such elaborate details to prepare. The work being the same, there is no cause, why it should not be furnished as cheaply by the same people under the tehsildar, as under the surveyor, by which all the disadvantages of a divided responsibility would be avoided, and the valuable time of the latter given, uninterrupted, to his proper business of professional survey. Many, however, seem to think that under the present system of settlement, the preparation of the khusrahs on the part of government might be dispensed with altogether, at any rate in undivided zemindaree estates. It appears to me, that both they and the field maps, are an unnecessary expense, excepting in particular cases, either in divided or undivided properties. Their proper use now, I conceive to be, merely a record of individual tenures, but this could be just as satisfactorily obtained by a statement of the kind from the putwairee, whose aggregate would be checked by the professional survey, and indeed as long as the assamees themselves were contented, it would matter little whether his aggregate were correct or not, as the government juma would be based on the survey returns, without reference to it. I understand orders have been lately received from the Sudder Board, dispensing with the preparation of the khusrahs, in the Nuhuswan district next year, whether on the grounds just stated, or on others, I am not informed. As far as my opinion goes,

they might with expediency be done away with here, but if they are to be furnished at all, the preparation of them ought to belong to the tehsildar.

11 About a ninth of the two pargannahs has till now been held rent-free. Five out of the eleven entire villages, Lakhiraj or Istumiaree, belong to descendants of the family of Hafiz Rahmat Khan, and are especially exempted from investigation, under the orders of Government dated 21st May 1812. The other maafee tenures are chiefly divided amongst kauthis, relatives of the former canoongoes, and some few are Musulman endowments. As may be supposed, the former are almost all, without exception, liable to immediate resumption, having been either acquired originally by gross fraud, through the influence of the canoongoes, or bestowed by aamuls, and soheldars for temporary purposes, upon which no claim can now be founded. The tenures indeed of any kind in this part of the country are very few, which will bear a rigid scrutiny, though from the easiness with which forged documents are procurable, they are constantly supported by the most imposing proofs in this way. I had occasion, at the commencement of the year, to refer to the imperfect state in which the registry record is in, in this office, which makes the detection of forgeries the more difficult. Generally speaking, the nature of the grant and the circumstances of the case, are much safer criterion to go by, than the best documentary evidence. To save time, the preliminary investigations of the suits were conducted by one of the Assistants (chiefly Mr. Alexander), the final orders being of course ultimately passed by me. I hope you will see reason to be satisfied with the care displayed by Mr. Alexander in the business entrusted to him. Seventy seven cases have been sent up, and sixty five more are in course of transmission.

12 I have to apologize for this report and the settlement proceedings not having been submitted earlier, but the fact is, that the heavy arrears of business, which accumulated in this office whilst my time was principally given to the settlements in the cold weather, has occupied my entire attention ever since, and produced the delay. This will, I hope, plead my excuse for the past, but I venture to urge it further as a plea for the future, and after some hesitation, and at the risk of having my motives misconstrued, to entreat, that some arrangements may be made for relieving me of the *current* business, at least, of the settlement, which I find it impossible to manage at the same time with the Collector's and Magistrate's duties in a difficult district like Bareilly. I undertook the work this year under a combination of peculiarly favourable circumstances, which are not likely to occur again. This season was a remarkably good one all over the district, and consequently there was much less trouble

than usual with the collections. The pergannah to be settled was an easy one, in many points of view, the tehsildar, from long residence, thoroughly acquainted with every village of it, and the quantity of work to be done was comparatively small. Even under these circumstances, I found the additional work more than I could do, under more trying ones, I should not have been able to accomplish it at all<sup>\*</sup>. I am absolutely necessitated, therefore, to beg for some relief, and I would suggest, with deference, that next season, either the whole of the settlement business be made over to a properly qualified Assistant, independent of me, or as seems contemplated in His Lordship's minute, in districts where the current work is heavy, that a native deputy should be appointed for this particular work, whose proceedings would be eventually sent up to your office through me. I should prefer the former arrangement, but in this matter as in all others, I am of course entirely at the disposal of my superiors, and my chief apprehension in soliciting assistance at all is not, that it may possibly be refused but lest it should be supposed I make a difficulty in doing what others, under similar circumstances, are able to accomplish without complaint, and with satisfaction to their employers.

13 At the solicitation of Tuhsuz-ool-Hossein, the tehsildar of the pergannahs which were settled this year, I beg to conclude this report, by expressing my satisfaction with the manner in which he aided me in the work, by his accurate knowledge of villages, and their owners. He communicated his information freely, and in many cases where the interests of Government were at stake, impartially, in consequence of which, from never being very popular, he has raised a still greater number of enemies against himself. He hopes this will be kept in view, in case of his being attacked, as has often been the case, by calumnious petitions, and I cannot help adding in his favor, that during my residence for so long a period in his pergannahs, I did not receive a single complaint against his character which was deserving notice, but that, on the contrary, I had many opportunities of observing the estimation in which he seems to be held, by the better disposed part of the residents, and the influence he possessed over many of them in arranging their disputes. Amongst the Persian papers will be found a record of his services, which he has taken this occasion of submitting.

I have, &c,  
 (Signed,) W. J. CONOLLY,  
*Collector*

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\* NOTE.—Lest I should be thought making too much of my work, I do not reckon the Custom House and Post office, the current business of which is in the hands of the Assistants, though in fact the general superintendence, and the entire responsibility of these offices rest with me. If I had any time to do so, I should certainly think it my duty to pay more attention to these offices than I am, under present circumstances, enabled to do.

• P S I have appended a statement shewing the difference of results between the former and present survey of the villages, previously settled under Regulation VII of 1822, and summarily. The discrepancies are in some instances unaccountably large, but you will perceive the decrease is almost as often on the side of the present survey, as the increase, and no practical end would have been gained in any case, in verifying the correctness of either measurement over again. The conclusion would seem to be that no reliance whatever can be placed on native measurement, when carried to any extent.

To shorten the statement, I have not given the villages, in which the two measurements correspond within ten acres

(Sd) W J CONOLLY,

*Collector.*

FROM W J CONOLLY, Esq,

*Collector of Bareilly*

To H S BOULDERSON, Esq.,

*Commissioner, Bareilly*

*Dated, Bareilly, the 4th April, 1835.*

SIR,

I have the honor to submit my settlement proceedings of the past season, for the tehsildaree division of pergannah Fureedpoor

2 The number of estates comprised in the pergannah, as at present constituted, including late annexations of villages from other pergannahs of the Bareilly district, and from the adjoining district of Shahjehanpoor, is 396, or in acres 1,52,098. Of these, the settlements of 51,

\* Regulation VII<sup>30</sup>  
Summary, 21  
Total, 51

had been previously revised under Regulation VII of 1822, or summarily,<sup>+</sup> and 3 were rent-free, leaving the total number of settlements to be made, *de novo* under Regulation IX of 1833, 342, or in acres 1,28,860.

3 It is necessary that I should enter into some preliminary explanation regarding the villages alluded to, as having been lately annexed. They were in the first instance, transferred to Fureedpoor, under the circular instruction of the Suder Board of the 24th December 1833, and the arrangement as regards the Shahjehanpoor estates was reported, in the absence of the Commissioner, direct from this office to the Suder Board, on the 20th February last. In a letter, however, dated 13th of that month, transmitted to me with the Commissioner's letter of the 24th February, the Board objected to any transfers till after the settlement, their object being to preserve uniformity in the accounts, with a view of comparing the past and present fiscal results of the same entire division, but when these instructions however arrived, it was too late to obey them, as I explained fully in my letter of the 28th February last, to which I would beg to refer,\* and it will be seen that in consequence of

\* Note—See likewise Suder Board's answer of the 13th March

the intermixture of villages and puttees, one within another, which could not by any means, be separately surveyed professionally, the observance of the Board's first orders for keeping the pergannah

as it stood, would in the end, have caused more confusion and inconvenience, than adopting the plan pursued of making the settlement operations correspond with the new line of demarcation, although this involved of course, the objection anticipated, of interfering in some degree with the integrity of the accounts. I know not under what circumstances the

old boundary line of the pergannah was marked out, but it was the most extraordinary one that could be devised. In some estates on the frontier, there were as many as ten or even twelve puttees, mixed one within another, field by field, without any demarcation of the waste land belonging to each, two or three of them belonging to the district of Shahjehanpoor, others being distributed amongst adjoining pergannahs of Bareilly, but only one or two, perhaps, properly appertaining to pergannah Fureedpoor. The surveyor could only give me all those in one and the same map, and it appeared to me I had no possible option, but to make my statements correspond with his. The old boundary line of the pergannahs was thus however necessarily broken in upon, in as many instances, as there were estates in which puttees existed, and the uniformity of the rent-roll being thus destroyed, there appeared to be no use in delaying the admission of as many other *whole* villages into the settlement proceedings, as were brought into the Fureedpoor side of the boundary line under the new transfers. You will observe, therefore, that my proceedings include *all* the estates, which are, for the future, to form the pergannah of Fureedpoor. Those which under the new arrangements were transferred from that pergannah to zillah Shahjehanpoor, or to other pergannahs of the Bareilly district, were not meddled with. The calculations in aggregate for the pergannah thus constituted, such as the juma wasil bakes, &c., were made out from the accounts of each village, taken in the first instance separately, which will, I hope, answer every purpose. The only difficulty was in regard to those puttees or mouzahs which belonged to talookas, from which they are now disjoined, and which had no distinct juma affixed to them. As far as the revenue of these is concerned, they were assessed according to their respective capabilities, and then new jumas are included in the prospective rent-roll, but their former jumas, not being separated, could not of course be given, and in this respect, the accounts of past years are unavoidably defective. The total amount of the juma now assessed on these puttees is only 5,362 Rupees, which does not make much difference in the accounts one way or the other.

4 Keeping these observations in view, I may now proceed to state, that the revenue for the year 1241 F S, of the estates at present composing the pergannah (independent of the newly annexed estates, to which no separate juma was affixed) was Rupees 1,34,419 and is now made for the first year Rupees 1,36,018, and as its full sum Rupees 1,38,962. The total kaml juma of the pergannah, *including* the jumas fixed at the present settlement on villages which were previously incorporated with other estates, is Rupees 1,44,324. The Board having desired in their letter of the 13th March last that, with reference to the estates lately transferred from Shahjehanpoor, no alteration should

be made in the accounts of the district, till the complete settlement arrangements may have received the sanction of Government, I considered it the most expedient plan, to fix the new jumas of the Shahjehanpoor estates from the ensuing year or 1243 F S By next year the Collector of Shahjehanpoor will have finished the settlements relating to his district, and his proceedings, and the Bareilly ones together will

\* A different plan has now been proposed in regard to these leases. See letter of 29th December 1835  
I hope, both have come under review Should it prove otherwise, I would recommend, in pursuance of the object desired by the Board, that the commencement of the leases in question be postponed for a further term, till the settlements of the adjoining pergannahs of both districts are concluded \*

5 I have thought it the most convenient arrangement to class the villages in statement No 4 and in the pergannah volumes, in talookas, where talookas exist, and by parcels where several villages, nominally separate, belong to the same individual or body of proprietors The talookas and parcels being put down in alphabetical order, and the small dependent villages within them, in the same way, this saves much unnecessary writing in the remarks in statement No 3, and brings into one

+ Note — See in further explanation of this statement, accompanying letter of 26th January, 1836  
view the circumstances of every landholder as connected with the amount of his individual + property The villages of which the settlement was revised *de novo*, under Regulation IX of 1833, are given first in order After them come those previously settled under Regulation VII of 1822, next those summarily settled, and lastly the maafce villages An alphabetical index is prefixed to the 1st volume, shewing the page in which each mouzah is to be found The villages lately transferred from Shahjehanpoor or other pergannahs of the Bareilly district to Fureedpoor, are marked by asterisks to distinguish them

6 The pergannah of Fureedpoor is situated to the south of Bareilly, the town of Fureedpoor being about ten miles from cantonments The high road to Futtelighur, runs directly through it for about fifteen miles There is nothing remarkable in any of its statistical features

*Gencial statis-*  
*ties of the pergun-*  
*nah*  
The villages naturally fall into three distinct divisions and have, as such, been classed under three heads, first, the blygool villages, or those on the eastern boundary of the pergannah adjoining the blygool, and Kylaus Nullahs, secondly, turaen *viz*, those to the westward on the banks of the Ramgunga, chiefly low alluvian lands, called turaen (from turruhn or remaining moist), and thirdly, bhoor *viz*, the estates in the middle of the pergannah, to the distance of a coss or a coss and a half, on each side of the high road The soil of the two first classes is tolerable doonnut (loam and red sand mixed) and mutteear (loam) They are well

irrigated, and produce most of the ordinary crops, both khureef and rub bee. The turaen estates, in particular, are famous for their pasture lands, which are suited to good account for breeding cattle. The bhoor villages again, in the middle of the pergunnah (and these form a proportion of two-thirds to the whole) are generally of an inferior description, the soil being composed either of dry land (mire bhoot) or sand slightly mixed with black earth (bhoomi unloane). They are with few exceptions, quite dependent on the rains, for irrigation, for though water is to be found at no great depth, cutcha wells fail in immediately, and consequently the produce is uncertain, as well as scanty. No indigo or cotton is grown in any part of the pergunnah and but little sugar-cane, that little being of inferior quality. No trade or manufacture of consequence is carried on, and there is a remarkable absence, in all the villages, of grain dealers and money lenders (mahajans and bheorehs). Nuptial rents, in disjunction to lajatae, would appear to have prevailed universally for a long period past. There are but few large talookas in the pergunnah, and in these the proprietors are men of no substance. The separate villages are small, averaging on the whole, less than 400 acres each. The population consists of jhungara thakoors, kaiths, and alims, the former bearing a proportion of two-thirds to the others. All these classes are indifferent agriculturists, and bad payers of the revenue, and the pergunnah has always been considered, since I have known it, as the most difficult of management in the Bareilly district.

7 The revision was conducted on the general principles which I understand to constitute the present system,<sup>\*</sup> both as regards the assessment of the revenue and the determination of the rights of the agricultural community.

<sup>\*</sup> General principles on which the settlement was conducted  
Note.—This was previous to the receipt of the Board's Circular of the 21st April last.

In the first instance a general review was taken of the fiscal history of the pergunnah, traceable in its juma, collections and balances at each settlement, the quantity of land formerly in cultivation, compared with what it is now, and the present and past condition of the inhabitants, a knowledge was gained from different sources, of the general politics of the pergunnah, the supposed capabilities of the principal estates, and the characters of the landholders. Former settlement proceedings were examined, with the view of ascertaining the different grades of assessment which have hitherto obtained upon different classes of villages, and in connection with the same point, a careful course of inquiry was gone into to ascertain the prevailing rates of rent paid by the cultivators to the zamindars, from the results of former settlement accounts, authentic putwaries' papers, and local inquiries.

8 Annexed is a total juma wasil bakesh account of the villages now composing the pergunnah, from the year of the cession to the last fusesee

Years	Juma	Receipts.	Balance
1210	62,873	62,873	"
1211	72,798	72,798	"
1212	84,852	81,852	"
1213	75,694	73,691	"
1214	80,252	80,252	"
1215	81,796	81,796	"
1216	74,231	74,215	10
1217	1,04,568	1,04,568	"
1218	1,10,828	1,04,411	6,387
1219	1,10,216	1,01,159	8,757
1220	1,08,202	1,03,784	4,468
1221	1,28,332	1,24,113	4,169
1222	1,36,458	1,19,181	17,327
1223	1,37,680	1,19,525	18,105
1224	1,37,002	1,25,020	12,072
1225	1,33,411	1,31,067	1,714
1226	1,36,731	1,29,694	7,037
1227	1,35,871	1,35,831	40
1228	1,36,031	1,35,877	154
1229	1,36,558	1,32,474	4,084
1230	1,21,238	1,12,083	9,156
1231	1,19,018	1,18,409	639
1232	1,32,748	1,32,698	50
1233	1,32,981	1,31,487	1,494
1234	1,34,500	1,33,781	719
1235	1,36,791	1,36,791	"
1236	1,37,039	1,37,039	,
1237	1,36,829	1,35,297	1,602
1238	1,37,238	1,35,737	1,496
1239	1,36,578	1,36,393	185
1240	1,36,223	1,31,875	1,318
1241	1,31,410	1,31,410	"

year, conclusive, made out in the first instance from the accounts of each village taken separately. It shews that from between 1,210 and 1,222 the juma was increased by the sum of Rupees 73,585, but notwithstanding this large enhancement (with the exception of the years immediately succeeding the fourth settlement for which special reasons are assignable) and the difficulty in collecting the revenue, arising from the unmanageable character of the inhabitants, it has been paid pretty regularly ever since, and the total reductions found necessary in all the trying seasons since 1236 F S, amount to a very small sum when compared with the reductions found necessary in other pergannahs. At the same time too, the condition of the pergannah has been progressively improving, for, if any faith whatever is to be placed in the kitabee ruqbals, the cultivation of the present year must be double what it was in the fourth settlement. It would have been interesting and useful besides, in a practical point of view, to trace the improvement in its progress, but the only periodical returns, the putwaries' papers, are hardly to be depended upon sufficiently for this purpose. As far, however, as can be gathered from these, and from general local inquiries, it would seem that the improvement has been in most instances gradual, but that a very considerable increase has taken place within the last two years, since a temporary rise has arisen in grain prices. A pergannah like Fureedpoor is precisely the one to exhibit sudden fluctuations in its agricultural condition, from the operation of temporary causes. The soil is so light that it requires comparatively little labor or

outlay to bring it under tillage, and when the new land ceases to yield a remunerating return, it is abandoned without much loss in the contraction of agricultural capital. The fact being ascertained of the fund from which the revenue is paid, having increased so much since it was last brought under assessment, it might be

Note - This account is no  
far defective that it does  
not of course include the  
jumas of the potters alluded  
to at the end of para-  
graph 3 to which no sepa-  
rate juma was attached  
presumed that the condition of the people would

have improved in the same ratio. Of this however, there are few signs in the appearance of the people themselves or in their villages, the cause of which may be partly in the circumstance of there being no class in the population of sufficient consequence to exhibit marked changes in their condition, but chiefly no doubt, in the fact, that the means of the inhabitants have not, in reality, improved as they ought to have done, under an easy assessment, in consequence of their improvident habits, which lead them to squander their profits, as fast as they get them.

9. I come now to the subject of rates of assessment and rent, the object in regard to the former, was to ascertain from the results of previous fluctuations in the revenue, what rates had been proved by experience to be fair in relation to particular classes of villages, and what excessive, in times of agricultural profits. The data of former settlements are not sufficiently correct, to found any practical conclusion of this sort upon, and I have already observed, that between the fourth settlement and a comparatively late period, the revenue underwent little alteration. The late settlements however, both under Regulation VII of 1822 and summary, afford good grounds to go upon, and the following is the result of my examinations into them, exhibited in a table as the most convenient form.

Class of village	Number of villages taken into account	Average rate per acre of former assessment						Average ditto of revised ditto					
		Cultivated			Malgozaree			Cultivated			Malgozaree		
		Rs	As	P	Rs	As	P	Rs	As	P	Rs	As	P
Bhygool,	8	3	4	2	2	2	8	2	4	1	9	4	
Tulasi,	19	3	3	2	2	0	0	2	9	0	1	10	5
Bhoor 1st sort,	10	2	14	5	1	9	4	2	1	7	1	4	2
Bhoor 2nd do.,	3	2	4	8	1	0	0	1	8	9	0	8	11

The revised rates of the bhoor villages will probably appear very low, as compared with the results of other parts of the district, but in some of those villages the assessment is still complained of as too high, and it will be seen from other proofs, that they are still rather above, than under, the average run of similar villages particularly those of the 2nd sort.

10 I have before observed, that the rents here are universally paid in money; where this is the case there ought of course to be no difficulty to an officer who has time to institute a regular course of inquiry on the spot, in ascertaining what these rents are. I could not find that any thing like a fixed rate is attached to a particular designation of soil

or article of culture, but a general similarity of rent will be found to prevail in a run of villages of a similar description in the same line of country, and thus by the plan of dividing the pergannah into classes of villages, according to their situations and known capabilities, a tolerable estimate may, with confidence, be assumed of the average rates of rent in each. Supposing them to be fairly taken, they ought of course to tally with the rates of government assessment, after allowing the usual deductions for expenses and proprietary profits. The following table, made out without any reference in the first instance to the foregoing one, exhibits, I believe, pretty nearly the rates of rent prevalent in the different classes of villages into which I have divided the pergannah. I have added a column, to shew the rates to which it would bring the government assessment.

Class of villages	Highest rent per acre			Lowest do per acre			Average per acre			Less by 30 per cent would fall per acre			
	Rs	As	P	Rs	As	P	Rs	As	P	Rs	As	P	
Bhygool,	{ 1st sort,	4	10	0	3	14	0	4	4	0	2	15	7
		3	14	0	2	11	6	3	4	9	2	4	10
Turaen,		3	7	9	2	11	6	3	1	7	2	2	9
Bhoor,	{ 1st sort,	2	11	6	2	5	0	2	8	3	1	12	3
		1	15	0	1	2	7	1	8	9	1	1	6

These results, you will observe, are lower than those obtained from the last table, the rates ultimately assumed as the average are a medium between the two.

11. The preceding inquiries and estimates pave the way for the surveyors' statistics. On receiving those all that remained to be done was, to prepare the form alluded to in the 3rd paragraph of the Board's circular of the 2nd September last, and after sorting the villages about to undergo revision, with the rates of those which had been settled off late years, and with the results explained in the last paragraph, observing in what instance the rates fall above or below the average standard. With the same view and in accordance with the Board's instructions, villages were selected, here and there, of each description, in which the juma was supposed to be fair and appropriate, and the rates of assessment on them were compared with the previous investigations on the same point. The rates ultimately fixed upon as a fair standard average for cultivated land were as follows.

Class of villages.	Rate of assessment per acre.			
	Rs	As	P	
Bhygool,	{ 1st sort,	..	..	..
		..	..	..
Turaen,	..	..	..	..
Bhoor,	{ 1st sort,	..	..	..
		..	..	..

It will be observed that these tables only include the rates of assessment on cultivation, and the reason for not giving them the malgoozaree area, will be apparent from the remarks in the next paragraph, on the land put down as culturable by the surveyor. The rate at which the assessment falls on the malgoozaree area of each estate is given to fill up the columns in the statements, but, generally speaking, any opinion formed upon it as to the adequacy of the juma would be fallacious.

12 The next step, I believe, according to the Board's intentions, should be to bring all the lands up to their standard rate of assessment, and after taking into consideration all general circumstances affecting the past, present, and future capabilities of the pergunnah, to strike an aggregate juma for the whole of it, subject to such modifications as might be found expedient in distributing it upon the same principles in detail, on the individual estates. This was done in accordance with instructions in a rough way, but in pursuing the process in detail, so much alteration was found necessary to meet particular cases, that I cannot say the juma fixed upon the gross calculation, was kept to, sufficient explanation is, I hope, given in the robacaires and in the notes to statement No. 3, to shew the grounds on which the assessment was fixed in each case, and the only further general remarks which would appear necessary on this head, regards the waste lands, concerning which some explanation will be expected. The total quantity of unproductive waste\* in the pergunnah

* Cultivated area,	86,731
Culturable bunjur,	42,984
Unculturable waste,	15,737
	1,45,452

Exclusive of maafes villages, &c.,

bears a proportion of more than one half to the area in cultivation, and almost the whole of this is put down by the surveyor as culturable. Supposing the statement to be correct, a considerable prospective increase might have been taken on this

account, and in explanation of not having demanded it I can only say that I frequently had occasion to differ with the surveyor in what he considers culturable, and that it appears to me generally that, on the principle of putting down all land as arable, which cannot positively be said to be unculturable, much must necessarily be recorded in this way, which would not in fact pay the expense of breaking up. This is the case almost invariably with the bhoor lands, and in others not properly bhoor, it frequently happened, that where the unproductive waste was out of proportion to the cultivation, inquiries proved the soil was of too poor a quality to afford a remunerating return under ordinary circumstances. Where there was reason to believe that this was not the case, a prospective juma has always been insisted upon, but generally, I am inclined to think that, taking into consideration the inferior character of the soil, and the want of means for natural or artificial irrigation, the pergunnah may be considered in a very fair state of cultivation, and that even under

the advantages of a twenty years' lease, it is more likely to fall off than increase in this respect. One thing is allowed on all hands, that the present year exhibits more tillage than was ever known before even when prices were at their highest, so that as regards past experience at least, the cultivation is now at its maximum. The chief room for improvement is, in the substitution of the better articles of culture for those of inferior value, and there is reason to hope that this improvement will now take place.

13 There is but little to say on this topic. The tenures here, as elsewhere in the district, would seem all to come <sup>Proprietary rights</sup> under the head of zemindaree, some of the estates, as has been already stated, are divided into numerous puttees, but each of these is separate both as regards its apportionment of cultivated land and juma, and there is no common contribution towards the payment of the revenue, as in putteedaree, and bbyachaah estates, properly so called, each man is responsible only for his own share, and master of all that he can make by it. In a great number of instances the puttees were separate in the government books, and formed in fact distinct villages, where they were not so, the community exercise the power of transferring a defaulting share to any part-

\* Note.—In the present settlement a distinct juna has of course been affixed to each of these puttees whether before separate or not Government\*. Disputes and claims were of course numerous, where the land-owners are so many I attended to all and had

them severally registered in a list, but admitted none to eventual trial, but those which came within cognizance under the present rules. These cases (the greater number being in the first instance selected by myself for this purpose) were made over for adjustment by jury to Mr Alexander, the assistant who accompanied me on deputation during the settlement I left Mr Alexander engaged in this business, when I removed from the pergannah, after completing the revision of the juma, which I considered altogether a separate part of the proceedings immediately belonging to myself.

14 As in the settlement of last year in pergannahs Aonlah and Suneyha, and conformably with what I understand to be Rights of Ryots the principles of the present system, no interference was attempted in settling the leases between landlord and tenant, but they were left to make their own agreements with each other, the former merely being required to file a registry of their contracts, which it was distinctly explained, would remain in full force for all legal purposes, till altered by mutual agreements. The question in regard to the rights of ryots having been finally determined by government, after a full consideration of it in all its bearings, it is perfectly unnecessary for me to put forth any

opinion on the subject I would merely observe, that in regard to the particular pargannah of Fureedpoor, the warmest advocate for the ryots would hardly think it necessary to insist on their protection by permanent puitahs, wasmuth as in two-thirds of the estates, the chief proportion of the cultivators are jhunghara thakvoos, who are perfectly well able to take care of themselves, the difficulty indeed, in these cases, generally being, to secure the dues from them to the malgoors, who engage with government In the other estates, it was seldom that I had any complaints preferred against the zemindars The general inquiries I made, satisfied me that any attempt to bind down the land-lords, to the demand of a specific rent for the period of their own lease, would have been a direct innovation on established usage, and a creation of new rights in favor of the ryots

15 Attention was paid to the Board's instructions regarding the provision for police chowkeedars A fair proportion of Service lands, &c land was in every instance excepted from the jumabundee for this purpose, and, the plot ordered to be marked off, and registered in such a way, as to prevent the possibility of future alienation on the part of the zemindar. The customary fee paid to the chowkeedar at the two harvests was likewise recorded The amount of the putwaries' dues will be found stated in the statements and roobacarees of each case

16 The proportion of maafee lands was very small in the per-  
Maafee lands gunnah, and a number of small claims were disposed of without going into formal investigation, on the ground of their not being registered, or being obviously the gift of zemindars, or other persons, incompetent to bestow them The remaining cases, 113 in number, were made over to Mr Assistant Alexander, for investigation under Regulation II of 1819, with the view of final orders being passed upon them by myself But my time (which you are aware was limited) was so entirely occupied with the settlements, that this part of the business necessarily remained in abeyance By the time this report goes in, the Assistant will, I hope, have finished almost the whole of these cases as far as the forms of the regulation and the recording his opinion are concerned The proceedings in this stage may either be made over to you at once for final award, or referred to the acting Collector, for his previous supervision and opinion in each case.

17. The total number of settlements previously revised was 51, of these 30 were regulation and 21 summary settle-  
Settlements pre- ments As was the case last year in pargannahs Aon-  
viously revised lah and Suneyha, the results of the present survey differed considerably in several instances with the former measurements,

but there was no reason to suspect fraud, and no purpose would have been answered in making a stir about the matter. In almost every case the cultivation had increased very much since the last settlement, but this was to be expected, and was merely following the course of the rest of the pergannah. The settlements had all been made with great care and in most of them the rates of assessment agreed with the general average now adopted as the standard. It was only in three or four instances that I considered it expedient to make any alteration, either present or prospective, in the jumas. Where this was done, the reasons are explained in the remarks to statement No 3 for each case.

18 Under the authority conveyed in the letter from Government of the 26th January last, one per cent in excess of the Road fund juma was set apart for the formation of a road fund, and the same arrangement was extended to the estates in which the jumas had been previously revised. It is unnecessary to say anything further on this head, than, that the cess was in all cases clearly in excess of the sum demandable as revenue, and that the purpose of taking it was generally explained to the people.

19 The tehsildar of the pergannah, Mcherban Allee Khan, has requested me to bear testimony to his exertions in the business of the settlement, I am happy to do so, and beg to say that, to the best of my knowledge, he has performed his part of the duty zealously, and well. One of not the least advantages, however, of the present settlement is, that it renders the European settlement officer much less dependent than he used to be, on the information supplied by the native amlah. The jumabundees are now so obviously checked by the surveyor's statistics and the calculations of the rates, that for all practical purposes, the zommulars might be allowed to give in their own valuations of their estates as they chose. I do not allude to this in disparagement of Mcherlan Alle Khan's exertions, on the contrary he has more title than most of his class, to the confidence of his superiors, from tried ability, experience and character, and I believe he did every thing in his power on the present occasion of the settlement, to keep up his good name.

I have, &c  
(Signed,) W. J CONOLLY,  
Collector

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NOTE.—Owing to unavoidable circumstances, which delayed the completion of the English statements, this report was not despatched to the Commissioner till the 8th September 1835, and it was afterwards returned for correction, so that it was not finally submitted to the Commissioner till the 26th January, 1836.

FROM W J CONOLLY, Esq,

*Collector of Seharunpoor*

To R H SCOTT, Esq,

*Offg Commissioner of the 3rd Division Bareilly*

*Dated Bareilly the 27th January, 1837*

SIR,

I have the honor to report my having carried into execution the Sudder Board's orders of the 16th September last (communicated to me by the Commissioner of this division) for completing certain parts of the English statement and proceedings relating to the settlement of pargannah Fureedpoor, which was revised whilst I was Collector of Bareilly during the commencement of the year 1835.

2 My letter of November last to the address of Mr Henry Boulderson (the then Officiating Commissioner of the 3rd Division) explained the cause of the delay which occurred, in the first instance, in obeying the Board's instructions for my proceeding at once to Bareilly Subsequently to this letter, in consequence of a reference which I made to the senior Member of the Sudder Board, I was permitted by him to await his visit to Seharunpoor in the course of his tour, before proceeding on deputation. I did not consequently reach Bareilly till the 17th of the current month The intermediate time, however, was not passed unprofitably By an arrangement which was superintended by Mr Muir, the native Deputy Collector, Nawab Abdoolah khan, was sent out to Fureedpoor to complete the apportionment of the waste lands alluded to in the 35th paragraph of the Commissioner's letter, and this work having been effected, Mr Muir in a way, for which I have to express my great obligation, took upon himself the duty of rectifying the papers in the manner required by the Board, so that on my arrival here, I found little left but to go over the papers in concert with Mr Muir, and attach my signature to them

3 It is hoped the accounts will now be found as intelligible as the complicated nature of the tenures to which they refer will admit. The whole confusion in the former statements arose from its being supposed that the entries in form No 4 should correspond with those in Nos 2 and 3, in other words, from the proper distinction not being observed between mehals and mouzahs as pointed out by the Sudder Board This has now been rectified , statement No 4 exhibits the area and juma of each mehal as it exists as a separate holding, and where the lands composing the mehal are situated in different mouzahs they are all here brought together Statements Nos 2 and 3 again, which of course correspond with the surveyor's map, account for all the land included or surveyed in the

boundary of the mouzah, and where puttees or fields are comprehended in them, which being connected with other mehals, had previously no separate juma attached to them, a juma is now given to make the statements in question complete. Notes and references have been added to the surveyor's map, and to statements Nos 2 and 3, in all cases where the mehals and mouzahs do not tally, pointing out the different portions of extraneous land surveyed with each mouzah, shewing where each batch is to be found, and what portions go to make up each mehal. Extracts from the khusiahs for each distinct portion of land had been in most cases already prepared, when the settlement was first submitted, any omissions in this respect have now been rectified, and each khusiah extract has been put up with the case to which it belongs. The Roohaaees have been amended where necessary, and a general alphabetical index has been prepared, which will obviate any difficulty in referring to the numerous mehals. The effect of altering No 4 to a mehal statement, has been to increase the khalsah numbers from 393 to 413, whose mouzahs, which included two or more distinct *mehals*, were previously classed under one number, advantage has been taken of this change to place each mehal in its alphabetical order on the list with the other mehals belonging to the same proprietor, which renders the statement much clearer than it was before. The field maps have been marked as well as they could now be, by separate colours, to answer the purpose of distinguishing each respective portion of land included within their boundary.

4 In my reference submitted with Mr Henry Boulderson's letter No 364 of the 7th November last, I recommended that the forty nine Shahjehanpoor villages received into the pergannah of Fureedpoor as coming within the new boundary line, should be thrown out, and the eight Fureedpoor villages, which were excluded from the revision of the settlement, as being surveyed with Shahjehanpoor, should be admitted. The proposal, however, in regard to the forty nine villages was disapproved by the Board in their reply of the 18th of that month, and this being the case, the ground on which I proposed the admission of the eight villages is taken away, and it appears expedient to leave them as they are, to be settled with Shahjehanpoor. The accounts, therefore, now submitted of the settlement of Fureedpoor, exhibit in the aggregate exactly the same number of villages and amount of juma as that given in the first report and statements, being the pergannah of Fureedpoor as it exists under the new line of demarcation and as it appears in the map at the commencement of the 1st volume of the surveyor's village map. It will be necessary to obtain the sanction of Government for the transfers in question between the two districts of Shahjehanpoor and Bareilly, for which purpose a statement was formerly submitted, and will be found alluded to

in the 15th paragraph of the Commissioner's report No 61 of the 29th February 1836 The new jumas, under the Sudder Board's orders of the 13th March 1835, will not take effect till the confirmation of Government to these transfers has been received

5 I would beg permission to offer a few short remarks on those parts of Mr Shadwell Boulderson's letter from paragraph 23rd, in which he would appear to condemn my settlement *in toto*, as not being made in accordance with the principles of the rate system laid down in the Board's Circular instructions of the 21st April 1835 I might plead in excuse, that it is hard upon me to be judged by these principles at all, since the settlement was completed on the 10th April 1835, before the instructions in question, had been even issued I cannot, however, admit that the rates of assessment adopted in this settlement, vary so much as Mr Boulderson considers to be the case, and to prove this I would merely put in juxtaposition the rates assumed for the different classes of villages into which the pergannah was divided, previous to the settlement, and the actual results of the settlement on the same rates, as exhibited by Mr Boulderson himself, in the 43rd paragraph of his report

Revenue rate on cultivation assumed by Collector for each description of village previous to settlement	Actual result of assessment according to rates in table 1
1 Bhygool villages 1st class,       2 13 0 2nd do,          2 4 0	1 Bhygool villages 1st class,       2 12 9½ 2nd do,          2 1 9¼
2 Turaen villages, do               2 8 0	2 Turaen villages, do               2 5 7½
3 Bhooor, 1st class,      2 0 0 2nd do,          1 2 0	3 Bhooor, 1st class,      1 10 11½ 2nd do,          1 2 6¾

6. I conceive that the above tables coincide as nearly as could be expected, under ordinary circumstances Not having calculated on this kind of scrutiny, I confess I am somewhat surprised at the nearness of the results It should be considered, that the classification of villages in this instance, was made chiefly with reference to their natural position in three grand tracts of bhygool, turaen and bhooor land, into which the pergannah was divided, and not according to an assortment, founded on the supposed capabilities of the villages, without reference to their situation. Of course where a uniform rate is fixed on a tract of country, villages will here and there, intervene, to which this rate will not apply, and doubtless this was often the case in the present settlement I did not understand when I made this settlement, nor do I now understand after reading the Circular of the 21st April 1835, that it is the Board's intention the rates taken should agree to a fraction with the standard assumed If approximation be all that is desired, the Fureedpoor rates appear to me to correspond

generally as nearly as could be expected, with the standard of their class, or as will be found to be the case in other settlements. During my present visit to Bareilly, I have again gone over the case of talooka Buddowlee, to which so much reference is made in Mr Boulderson's report, and I am inclined to believe there is no necessity for altering any part of the former proceedings, either in respect to the total juma, or the distribution of it on the different villages. The aggregate juma, as has been observed, agrees with what an application of the revenue rates would bring it to, and I may reasonably complain of the Commissioner attributing this to chance, when my remark on the first village in the talooka (No 6 in statement 3), expressly states the principles on which it was fixed. As regards the distribution of the juma, I find, which I was not previously aware of, that the present apportionment shewn in the statements is not in fact the same as that which was fixed before me in the pergunnah, which was calculated on the late principle. After I left Fureedpoor for Simla, the zemindars, at their own solicitation, were allowed by the Assistant, Mr Alexander, then in charge of the papers, to alter the distribution of the juma in a few instances. In the talooka proper of Buddowlee for instance (which consists of ten villages, commencing from No 48,) they took off Rs 272 from the first juma fixed and placed this sum on mouzahs Dowlutpoor Kurenan (No 70) and Gohua Jhuggut No 72 and other villages belonging to them, which in consequence shew a high rate with reference to their class. Similar alterations were likewise made in other cases. As the proprietors of estates must always know the respective values of their own estates much better than they can be calculated by the best estimates, there can, I conceive, be no objection to their distributing their own juma within certain limits as they choose, always supposing that the object is *bona fide* to apportion the tax to the receipts and not on any fraudulent motive; the circumstance, however, of alteration ought of course to be noted, to account for the discrepancies in the rates. If this had been done in the present instance, Mr Boulderson, perhaps, might have taken a different view of the case; as matters now stand, I satisfied myself on this occasion of my returning to Bareilly with requiring the zemindars to state before me that they preferred their own distribution of the juma to that which was fixed before me, and having recorded this in a roobacaree, the alterations between the first distribution and the latter one was noted in each case in the remarks in No 3. Nothing further appeared to me to be necessary to be done in the matter.

7. The settlement has now been in operation for two years and a half, for, contrary to the present custom, it commenced from the year in which it was made 1241 F S. The juma was collected during 1242 and 1243 without a fraction of balance and without the necessity of any public sale or transfer, considerable difficulty was experienced in collecting from

the Buddowlee people, as might naturally have been expected, considering they were under the expectation (from the Commissioner having written in their favor) of obtaining a reduction of 1,000 Rupees. In some other cases likewise, the tehsildar informs me, the revenue was got in with difficulty, but not from any fault in the assessment, but from the conduct of the malgoozars. The revenue of Fureedpoor must always be expected to be realized with difficulty, for two-thirds of the agricultural population are jhunghara thakoors, notoriously the worst payers in the district. This however forms no valid reason for reducing the juma.

8 The following table shows, at one view, the general result of the settlement, whether it be considered with reference to the great increase of cultivation since the fourth settlement (alluded to in my report of the 4th April 1835), the quantity of land, 42,984 beegahs, left for future cultivation, the average rate of assessment as compared with other pergunnahs, the net demand of Rupees 4,543 in excess of the juma of 1241 F S, must be considered as little as could well be taken, and if it be not realized it is not the fault of the assessment.

TABLE 1st.

Kilabeg ruqabah of the 4th settlement of the pergunnah of Fureedpoor as it now stands, including all new annexations			Present area of the same pergunnah as ascertained by survey		
Cultivated	Uncultivated	Total	Cultivated	Uncultivated	Total
45,498	85,598	1,31,096	86,831	63,643	1,50,474

TABLE 2nd.

Former jumas of such villages in the pergunnah as had separate jumas attached to them	Recorded jumas of the same villages	Total increase over former jumas	Average revenue rate per acre on whole pergunnah	
			Malgoozaree.	On Cultivation
1,23,274	1,30,244	6,968	1-1-10	1-10-8

9 It only remains that I should attempt some apology for the trouble which a want of proper arrangement of the accounts occasioned to the Sudder Board, the Commissioner, and all authorities who have had any thing to do with them. My excuse is in truth that which the Board were kind enough to suggest for me, that owing to causes which it is unnecessary to enter into, and in a great measure to unexpected delay in the receipt of the survey papers, I had to work against time, and at last to

leave the pergannah with the arrangement of the accounts unfinished  
The lesson which I have received on this occasion, will make me cautious  
of falling into the same mistake again

I have, &c,

(Sd) W J CONOLLY,

*Collector, Seharunpoor*

(True Copy,)

(Sd) JAMES W MUIR,

*Assistant in charge, Settlement Department*

No 44 A

FROM JAMES W. MUIR, ESQ.,

*Asst Collector, Settlement Dept, Bareilly.*

To T J TURNER, ESQ.,

*Offy Commissioner, 3rd Division, Bareilly**Dated Bareilly, 1st June, 1837*

SIR,

I have the honor to re-submit my Bullea and Besulpoor settlements, revised according to the authority conveyed by the orders of the Sudder Board, dated 18th February last.

2 The Board's letter contains such a clear statement of the grounds for a revision, and such an ample apology for the faults of my original assessments, that any lengthened report from me, in forwarding the settlements for final confirmation, is uncalled for. The circumstances, however, connected with the two settlements, differ considerably, and I therefore beg to trouble you with the following remarks

3. First with regard to Bullea I commenced upon the settlement of that talooka laboring under a great disadvantage, from my not having then acquired a sufficient knowledge of the actual fiscal resources of this part of the country. I was led to suppose that the talooka was capable of bearing an increase, which I now allow was not the case. It was certainly better off than most parts of the Bareilly district, but the enhancement of revenue proposed in the first instance, could not have been taken without producing considerable distress.

4 The change of opinion which I have since undergone, had not come to maturity, when now more than a year ago, Mr Bouldeison offered me the option of a partial revision of the settlement, and hence my principal motive for refusing to take advantage of the offer. The other reasons which weighed with me, have already been considerably noticed in the Board's letter 1st. The annoyance I felt at Mr Conolly's uncalled for interference, which made me unwilling to give in to that gentleman's propositions 2ndly I was convinced that the total juma fixed for the talooka had been fairly distributed by me over the component mouzahs, and therefore, that a reduction of juma in certain cases would cause injustice to a great body of malgoozars, whose claims to a decrease had not been recommended to the Commissioner's notice by Mr. Conolly.

5 The calculations exhibited by me regarding the assets of the estates, on account of which Mr Conolly proposed a decrease, demonstrate that the jumas could be borne, but not, I am now ready to admit, without pressing rather too heavily. I conceive the assets assumed at the settlement to have been taken at a maximum rate, and the deductions allowed in fixing the jumas were not so liberal as they ought to have been.

6 The history of the error which I fell into with regard to Besulpur is more simple. I have no hesitation in stating it to have arisen almost entirely from Mr Bouldcison's order requiring an estimate to be actually *reported*, before commencing upon every settlement. Hence I was obliged to furnish such a report regarding Besulpur, and did so before I had become sufficiently acquainted with the real condition of the pergannah. I erred so far, as to propose an increase of 15,000 Rupees, on a m<sup>ahal</sup>, which in reality required a decrease to that amount. Industry, at first sight, was taken by me for an indication of prosperity, and the high rates of assessment in many cases, as pointing out too uniformly the existence of profits, where they were lower, whereas I did not sufficiently allow for variation arising from the inferior capabilities of a great part of the pergannah.

7 The mistake was subsequently so far rectified, that on proceeding to the detailed settlement, I took an increase of only rather more than 3,000 Rupees instead of the estimated one of fifteen thousand. That the assessment so fixed might have been realized, is not to be greatly doubted, considering the increase taken was very inconsiderable, compared with the total juma of the pergannah exceeding 2½ lakhs, but it must be allowed that it pressed too heavily on the people, and was not of such a moderate standard as is now considered to be desirable.

8 I have therefore now gladly availed myself of the authority given me by the Sudder Board, to reconsider and revise these settlements, and have reduced the total jumas as follows —

<i>Original juma</i>	<i>Juma formerly proposed</i>	<i>Juma now proposed</i>
BULLEA,	27,017	31,261
BESULPOOR,	2,66,583	2,69,886

It will be seen that by this revision the original juma of Bullea has been nearly retained, and that on the old juma of Besulpur, an abatement to the amount of 16,872 Rupees has been allowed. This abatement on the assessment of Besulpore cannot, I think, be considered as excessive, when we take into account the large amount of juma viz. two lakhs and a half, and the number of estates which it affects. In proposing such a decrease, I may be charged with inconsistency, but I trust allowance will be made for the circumstances already stated. I am pre-

pained however to submit to such a charge, as it has been at least a source of satisfaction to me, that I have had an opportunity of recanting my former errors, and of undoing the harm which I had inflicted on the people of these two pargunnahs, by imposing upon them burdens heavier than they could bear.

9. I have now great confidence in the propriety of the new assessment of these pargunnahs, both collectively and in detail. I have become well acquainted, from experience, with the history and resources of every estate, as the investigations regarding the capabilities of each mehal have been repeated several times. Hence I was furnished with abundant data for finally settling the detailed assessment, which being fixed on sufficiently moderate principles, will, it is to be anticipated, lead to the increased prosperity of both pargunnahs.

10. The general statements III and IV have been completely altered, and exhibit the jumas now fixed. In the village statements, the new jumas have been noted in red ink, and likewise subsequent remarks on each case, so that the original juma, that first proposed, and that finally fixed for each estate, can be discovered at a glance.

I have the honor to be, &c.,

(Sd) JAMES W MUIR,

*Asst Collector, Settlement Dept*

P S.—In my first Bullea report I stated that I had found a few bhyachara estates in that pargunnah and endeavoured in the statements to record the tenures as such. On reconsideration, however, I find that all the holdings can be resolved into a regular *bisvudaree* account, the extent of possession, and payments by each proprietor, being always proportioned to his hereditary fractional share, and not regulated by any other incident. I have now therefore taken the opportunity of altering the statements, and of recording the tenures as zemindaree ones.

(Sd) JAMES W. MUIR,

*Asst. Collector, Settlement Dept.*

No 47 A

FROM JAMES W MUIR, Esq,

*Asst Collector, Settlement Dept, Bareilly.*

To T J TURNER, Esq,

*Offy Commissioner, 3rd Division, Bareilly**Dated Bareilly, the 15th June, 1837.*

SIR,

I have the honor to report on the settlements of pergunnahs Crore and Nuwabgunj, concluded by me under the provisions of Regulation IX of 1833

2 The huzoor tehsil now only includes the pergannah of Crore, but it also formerly took in the whole of the estates at present belonging to Nuwabgunj, which only became a separate pergannah since the 4th settlement. Hence the fiscal history of these two pergunnahs may very fitly be recorded together, and I now proceed to explain it before taking up the separate statistics of Crore

3 The pergannah of Chore, of itself, still comprehends no less than about 550 estates, and before Nuwabgunj was separated, the number was about 900. The first circumstance which deserves to be noticed in its history, was the great increase which was assessed on the pergannah at the 4th settlement, with reference to what it bore in 1210 F S

In the margin are noted the total jumas of the huzoor tehsil for

1st Settlement	3,37,976
2nd do	3,08,095
3rd do	4,28,444
4th do	5,44,715

the first four settlements, from which it appears that the revenue was raised from 3,37,976 in the first settlement, to 5,44,715 in the fourth. The existing total jumas of the two pergunnahs, viz., the actual demand on the estates now settled, previous to settlement, was only 4,03,676. The difference from the juma of the 4th settlement is partly occasioned by the abatements allowed by Regulation VII of 1822 and summary settlements, but principally by the subsequent transfer of a number of estates to Fureedpoor and other pergunnahs. The greater number of estates which I have had to settle in these pergunnahs, with the exception of those formerly brought under settlement, were found to be bearing the jumas of the 4th settlement, and had it not been for the transfers to other pergunnahs already referred to, the total pergannah jumas would not have exhibited any very great decrease on the assessment of 1220 Fuslee.

4 I may therefore safely state, that the jumas of most of the estates now forming the pergunnahs of Ciore and Nuwabgunj were very considerably raised from the 1st to the 4th settlements I shall only refer to two causes, which greatly operated in bringing about this enhancement of the Government revenue, such increase however, was not confined to the huzoor tehsil, but extended also to the assessments of many of the other pergunnahs of this district, and I believe of Rohilkund

5 1st The increase at the 4th settlement may be partly attributed to the mode in which former settlements were concluded, on no fixed principle or known data, but on uncertain estimates backed by the bids of informers and speculators 2ndly The huzoor tehsil of Bareilly was up to the 4th settlement let out in large farms and talookas, estates to the number of 30 or 40 being held by one malgoozar In 1230 F S, the settlement of almost every estate was concluded with the persons whose claims to the zemindaree rights were established, and who were glad to get the malgoozaree on any terms A competition must have ensued between the old farmers and the zemindars of the different estates, which in many instances led to the latter agreeing to higher jumas, than would now have been considered moderate and equitable.

6 The assessment thus fixed, although on the whole excessive, became in many instances moderate, from the proprietors improving their estates, by increasing the cultivation, where this was practicable The total juma must, however, be considered to have been too high, although the assessment was not found to cause any very great pressure for nearly 15 years afterwards, in consequence of the high price of grain during that period, enabling both cultivators and malgoozars to realize more than ordinary profits

7. A change however, for the worse, took place about 1235, when grain fell considerably in price A great deal of distress ensued, many estates broke down, numerous transfers of every kind followed, and a difficulty was experienced in collecting the revenue The distress consequent upon a fall in prices must affect in a different manner butiae and nuqdee villages, or those of which the rents are paid in kind on the one hand, and in money on the other In the former the malgoozars must suffer most, and in the latter, the cultivators In Ciore and Nuwabgunj, butiae rates are most common, and hence the pressure was felt principally by the malgoozars Had the jumas not in a majority of cases been high, things would afterwards have found their own level, but as I have already stated, the assessment of the 4th settlement was in numerous instances heavy, and hence considerable reductions of juma have latteily been called for.

8. The settlements made under the provisions of Regulation VII of

1822 and summarily for these two pergunnahs have been mostly at a decrease, and as the broken down estates were, in the greatest number of instances, selected for these revisions, many mehals were thereby saved from ruin. In referring to these settlements, I allude more particularly to those formed by Mr. H. S. Boulderson, whose assessments, instead of being *too low*, I have, in many cases, found it absolutely necessary to lower still further. At the same time many estates, and one or two talookas, assessed at excessive jumas were left for revision, of which they did not receive the benefit until the present general settlement. For example, I may mention the talookas of Bherpoor, belonging to Mulik Ahmad Khan, and Bhugwanpooj and as held by Rajah Ruttun Singh, and several of Mr. Berkley's estates in Crore, and a number of estates belonging to the Syuds of Sentul in Nuwahgunj.

9. The total jumas of pergunnahs Crore and Nuwabgunj, as existing previous to the present settlement, were, I have no hesitation in affirming too high. When I first commenced upon the settlement of Crore, I did not consider the pergannah so over-assessed, as I was subsequently obliged to admit that it was, and by my original estimate, I did not propose such a large decrease as I afterwards found it necessary to allow. On proceeding to detail, I was convinced that a very considerable abatement was called for, to bring about a result, by which the malgoozars should enjoy a fair profit and the Government revenue be realized with

Crore,	15,595	ease and punctuality. The reductions finally granted,
Nuwabgunj,	13,804	ed, as noted in the margin, were, in my opinion,
Total,	29,399	absolutely required to effect this object, and cannot be considered as excessive, when we regard the total amount of juma on which they have been given, and the number of estates affected thereby.

10. The pergannah of Crore, Bareilly, is the largest in this district, as regards the number of mouzahs composing it, although it does not bear such a large amount of juma as Beesulpoor. It includes generally all estates situated within 10 miles of Bareilly, but it stretches out furthest to the north-west, in which direction there are some twenty or thirty estates detached to the distance of 30 miles from the sudder station. There is a very great variation, in the circumstances and capabilities of the different villages, nor does the variation correspond much with the relative situation of the tracts of land, which compose the pergannah. The general feature of these tracts which strikes an observer is, that the soil is for the most part bhoor or sandy, capable of growing only the most inferior products. The bhoor tracts are generally formed by the high land between rivers and small streams, while the low land or khadir on the banks of these rivers is more fertile, and capable of producing more profitable crops. There are also to be found here and there in the midst of these sandy

tracts, isolated patches of very fine land. Thus of the estates immediately adjoining the town of Bareilly there are many, which on account of their inferior soil cannot bear an assessment of much more than one Rupee an acre on the cultivation, while a few, with a very fertile soil easily pay four Rupees an acre.

11 I have had frequent opportunities of observing that the tracts of land composing pergunnah Crore, merge in many places into a hard clayey soil, fit for growing an inferior kind of rice, which, however, is not a much more valuable crop than the common products of the bhooi land, hence the *khulvi*; given in the village statements, which often includes such land, must not in many cases, be mistaken for a superior soil.

12 There are to be found in Crore, some mouzahs in detached situations, of which the soil and products are not to be surpassed in the whole Bareilly district, but these estates are few in number, and may be considered as exceptions, consisting of a small number in the vicinity of the city, where the soil has been naturally good, and also in one or two other parts of the pergunnah.

13 The general facts regarding the soil of the pergunnah, which I have deduced from the result of a careful inspection and inquiry, are, 1st That the soil is unproductive, compared with that of most of the other pergunnahs of this district, being chiefly composed of sand or hard clay. 2ndly That in these tracts of unproductive land, are to be met with numerous patches of land of a better or middling quality, and also a considerable area of fertile land, and 3rdly That although *bhoor* is the predominant kind of soil, generally speaking, (and alluding to what has struck me as the chief feature of the tracts composing the pergunnah, and not with reference to the soil of each field as recorded by the survey, and for the correctness of which I am not answerable) yet good, indifferent and bad land is to be met with in every part of the pergunnah.

14 It follows that a similar variation is to be expected in regard to the products and rent-rates of the pergunnah. In the most inferior soils are grown principally *baghrat* and *barley*, and in short all the least valuable crops, paying only a very low money rent-rate, or a *telurah chowhurah* rate in kind. Again, the products of the middling estates are rather better. Thus in villages toward the Ramgunga, and in other situations of which the soil is not generally so sandy, the staples may be said to be rice, juwar, wheat, while in the best estates, these crops, with the addition of a fair allowance of sugar-cane and garden products, are for the most part grown. The rent-rates vary accordingly and in the first class estates come up to the average of some of the best pergunnahs in this district.

15. I have shewn sufficient cause why one pergunnah rate would not answer for Crore, and why a classification of estates could not be assumed.

ed with reference to any particularly situated tracts of villages I have therefore been obliged to classify the mouzahs into 1st, and 2nd, and 3rd, class ones, or good, middling, and bad, not so much with reference to their relative situations, as according to their several capabilities, as ascertained from the survey returns, from the statements of the pergunnah officers, and from my own personal observations.

16. I now proceed to make a few remarks regarding Nuwahgunj, which I have already stated was only separated from Crore since the 4th settlement, or in 1222 F S. To form the new tehsildaree the tract of country lying to the north-east and north was selected, and a large separate pergunnah was thus created, the head quarters of which were established at Nuwahgunj, a town distant 15 miles from Bareilly to the north-east, on the Pilibheet road. The pergunnah stretches a considerable distance from south-east to north-west, *i.e.*, from the borders of Beesulpoor to those of Kauber, but its breadth from north-east to south-west is of rather less extent. The pergunnahs bordering on Nuwahgunj are to the north, Pilibheet, Jahanabad Richha, south Crore, east Beesulpoor and west Kauber.

17. The soil and capabilities of pergunnah Nuwahgunj are very much superior to those of Crore. There is less bhooi, with reference to the total area, and the general condition of the pergunnah is more assimilated to that of Beesulpoor. There are several embankments over rivers from which a number of villages are well irrigated, and to the north and north-east of the pergunnah good sugar-cane is grown, from which rab and sugar are manufactured. The soil, however, is adapted principally for growing rice, which may be considered the staple crop of Nuwabgunj. There are many estates also, chiefly those bordering on Crore and likewise detached villages in different parts of the pergunnah, with a sandy soil, fit only for the cultivation of the inferior crops, such as bajiah, &c, which are the staple productions of the majority of Crore mouzahs.

18. The Nuwabgunj estates have been divided into 3 classes according to their relative capabilities I have been obliged to have recourse to a classification similar to that of Crore, because the variations are too great to admit of one rate being assumed for the whole pergunnah. The classification is as follows:

1st class This class embraces those estates situated chiefly on the north-east and northern boundaries of the pergunnah, of which the soil is remarkably fertile and producing *rab*. Such estates are the most of those composing the well known talooka of Udhkutta, the capabilities of which are second to none in the whole district of Bareilly. The standard also is about the same as that of Beesulpoor *rab* villages, but I must observe that the number of estates belonging to this class is very small.

The 2nd class includes those mouzahs of which the soil is generally speaking good, but inferior in fertility and in the value of its products to the standard of the 1st class. It comprises chiefly the central estates of the pergannah which are generally well inhabited, and growing mostly rice and some sugar-cane.

The 3rd class In this class are included those villages of which the soil is bad and the products of inferior quality. These villages are principally those bordering on the Cire, but several mouzahs also, detached in different parts of the pergannah, of which it was found that the capabilities were of a low grade, have been assigned to this class.

19 I have already stated my belief that a past review of the history of pergannahs Cire and Nuwabgunj leads to the conclusion that the former total jumas were high, a conclusion which has been fully corroborated by the result of my local inquiries. In advertising, therefore, to the assessment of the present settlement, I have only now to explain shortly, the data on which the details of it were founded. From a variety of calculations made from the results of former settlements, and from a comparison of the rates paid by villages fairly assessed previous to the settlement, I was enabled to draw out a table of general revenue rates for the three classes of estates *in both pergannahs* as follows.—

MEAN REVENUE RATES PER ACRE ON CULTIVATION

<i>Class</i>	<i>Crore.</i>	<i>Nuwabgunj</i>
1st, ... . . . .	2 4 0 .. . . .	3 0 0
2nd, ... . . . .	1 12 0 ... . . .	2 0 0
3rd, . . . .	1 4 0 . . . .	1 8 0

In fixing the detailed jumas for both pergannahs, I was guided principally by these general rates which I regarded as the standards for the different classes of estates.

20. The rules laid down for calculating rent and revenue rates on the different kinds of soil, have been observed. So much has been said and written regarding the uncertainty of the returns of soil, that I need hardly add, that I do not put great reliance in them. I have generally, however, found them useful to refer to as a test of my other calculations, and the results obtained from them do not vary so much as might be expected from the actual rates of assessment fixed for each estate at the settlement. With advertence to the orders noted in the margin,\*

I have simplified the kinds of soil recorded in the Para. 3 of a letter from the Secy Sudder Board to khusrabs, and reduced them to the two sorts of the Commr 3rd Dn dated 12th January 1886 kinds noted as *doomut* and *mutteear*, as distinguished from the bhoor or sandy soil, the quality of the latter differing essentially, it is to be assumed (if we can rely on the khusrab returns) from

that of the other two As the rates fixed for these kinds of soil have been made the foundation of the returns exhibited in the columns of the village statements, I proceed to record them as follows —

CLASS.	SOIL	CRORE		NUWABGUNJ	
		Rent rates	Revenue rates	Rent rates	Revenue rates
1st {	Khadur,	3 12 0	2 8 0	4 8 0	3 4 0
	Bhoor,	3 0 0	2 0 0	4 0 0	2 8 0
2nd {	Khadur,	3 0 0	2 0 0	3 8 0	2 4 0
	Bhoor,	2 4 0	1 8 0	2 12 0	1 12 0
3rd {	Khadur,	2 0 0	1 4 0	2 12 0	1 12 0
	Bhoor,	1 8 0	1 0 0	2 0 0	1 4 0

In the miscellaneous remarks I have stated my reasons for fixing the juma in each case, and explained the causes of variations and exceptions from the standard rates of assessment, where they have occurred In deciding on the assessment, I had to make allowances according to the result of my local inquiries for the peculiar circumstances of each estate, and the condition of the people My object has been to fix an equitable assessment, and such as may be easily realized in future, and without the necessity of having recourse to any of the improper *shifts*, hitherto too often resorted to every year, before either Crore or Nuwabgunj could be got free of balance

21 The orders of the Sudder Board dated 31st March last, regarding the revised assessment of the talooka Udhkutta, were received in time to enable me to include it in my proceedings with the rest of pergannah Nuwabgunj My attention had previously been directed to the history of the talooka, from the high rates at which it was assessed in comparison with most of the estates of the pergannah, and in fact of the Bareilly district To account for the existence of such rates, I had visited the talooka, and instituted local inquiries regarding its capabilities and resources The highness of the rates may, I consider, be accounted for from the following circumstances 1st The soil of all the estates, with three exceptions, is pre-eminently fertile, producing superior rabi and the most valuable crops 2ndly The moquddums and most of the cultivators of the talooka are koormees, who are of very industrious habits and excellent agriculturists.

22 It was only under such circumstances that such rates, as the talooka was formerly assessed at, could ever have been realized. But what was the result? The proprietor, Jafur Ally Khan, in making good the old jumas has become a ruined man He possessed at one time, a number of very fine estates in this district, several of which yielded a considerable profit, and the greater part of these he has been obliged to dis-

pose of This may have in some degree been caused by his extravagance, but I have reason to believe that many of the estates were sold in consequence of the losses sustained in paying the juma of Udhkutta But the over-pressure of the rates was equally ruinous to the cultivators They have latterly been reduced to great distress, and we can only account for their having so long struggled on under the burthen of their overcharged rents, from their attachment to their hereditary lands, which they were unwilling to desert, so long as they could earn a bare subsistence by their industry and labor

23 Mr Timins, to whom the settlement of this talooka was entrusted two years ago, proposed on the total juma of the talooka, an abatement of 1,750 Rupees, thereby reducing it to 9,250 Rupees, the relief so granted was a boon both to Jafur Ally Khan and to the cultivators, but I cannot, from all the inquiries I have made, consider it adequate The rates fixed were still very high, and it would be merely an act of justice to lower the assessment to something nearer the level of other estates. I therefore beg to propose that a further decrease of 1,000 Rupees on the total juma fixed by Mr Timins should be allowed, which will reduce it to 8,250 Rupees, as explained in the remarks on the village statement of mouzah Udhkutta khas (see the Nuwabgunj village forms)

24 The tenures in Crore and Nuwabgunj are altogether *zemindarree*. The majority of the proprietors are inhabitants of the town of Barailly and resident zemindars are comparatively few in number The records of proprietary shares have been carefully compiled After the durkhasts have been procured, the malgoozars and their sharers are called upon to file themselves a statement of their respective shares, which is duly attested and recorded In cases of dispute the established rules of practice have been strictly observed The statements prepared for each estate will be of the greatest use for future reference, and the people themselves have already learnt the importance of these documents In the English statement of responsibilities I have thought it sufficient to note the fractional amount of each share, and generally have deemed it unnecessary to record the separate amount of juma falling on each share, except where there existed an actual division of lands, or there appeared particular occasion to do so The fractional share being recorded, the juma which falls on it can, of course, be always calculated without difficulty, and the responsibility in most cases being joint, the detail is not required

25 I have also been at considerable pains in causing proper *bundphatas* or jumabundees to be filed after the settlement of the assessment The first point to be observed regarding these rent rolls is, to find that they correspond in the areas of cultivation which they exhibit, with the khusrabs of the survey and with the tehrif and khutteonees prepared at

the time of settlement, the next matter of importance is to have them properly attested and agreed to by the ryots, assembled for the purpose, care being taken that the details of *mourooses* and *gheir mouroosee* cultivators are drawn out according to the mutual consent of both parties.

26 I require with the *bundphatas*, that an *ikiarnamah* should be filed by the malgoozars, binding themselves not to dispossess hereditary ryots, except in cases of default, and to report all changes which may occur regarding the terms on which other cultivators hold, otherwise that in all cases where a summary suit may hereafter be brought by either party, the conditions of the *bundphata* may be upheld by the revenue authorities.

27 That the object and advantages of these rent-rolls are sufficiently appreciated, I have had abundant reason for believing, and in proof of this assertion, I need only mention the fact that numerous applications occur almost every day, on the part of cultivators, for attested copies of these documents.

28 It has been supposed that there was a great deal of unregistered maafec in this district, but I believe that its extent has been considerably overstated. The amount of revenue assessed from resumptions at the settlement, has been much less than I had anticipated, and for the two pergunnahs of Crore and Nuwabgunj does not, I believe, hardly amount to 5,000 Rupees, which on the total jumas of such large pergunnahs, is hardly felt.

I have generally settled the resumed maafees with the maafeedars when they have applied for such settlement, and I have done so in all real cases of distress, in which the summary resumption was found to be a hardship. In these instances, therefore, it may be presumed, that the malgoozaree profits will furnish a sufficient livelihood, to the ex-maafeedars. By thus arrangement the necessity of admitting any claims for pensions, which I believe were intended only for such distressed maafeedars as were not allowed to engage for their lands, has been done away with. No recommendations, therefore, for pensions have been required to be submitted with the settlement returns of these two pergunnahs.

BAREILLY SETTLEMENT  
OFFICE,  
The 15th June, 1837.

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I have, &c,  
(Sd.) JAMES W. MUIR,  
A. C. S. D

## No 60 A

To T J TURNER, Esq,

*Commissioner 3rd Division, Bareilly*

*Dated Bareilly, the 1st August, 1837*

SIR,

I have the honor to report on the revised settlements under Regulation IX of 1833, of pergannahs Ajaon, Serowlee, Shahjee, Sirsanwah and Kabur Chowmuhlah.

2. These are the only pergannahs of the Bareilly district remaining to be reported on, and include altogether 512 malgozaree estates. I have thought it proper to report on them together, because I look upon them merely in the light of one large pergannah, and also because, in forming the settlement of them, I proceeded on the same general principles. The number of estates hardly exceeds that of the single pergannah of Chire, nor are the diversities of soil and capabilities greater.

3. The tract of country comprising these pergannahs lies to the west and north-west of this district, and is bounded on the east by pergannah Chire, on the south by the Rungunga, on the west by the Rampoor territories, and on the north by pergannahs Rulha and Roodurpoor. The most northern pergannah is Chowmuhlah, the most western bordering on Rampoor are Ajaon and Sirsanwah, and the central ones are Kabur, Shahjee, and the Serowlee villages. We have thus a natural division of estates, affording a classification of capabilities which has been found to afford perfectly sufficient data for the assessment of the entire tract. The western pergannahs are the most fertile, the central ones are of middling capabilities, and the northern pergannah labours under the disadvantage of being unhealthily situated.

#### AJAON AND SIRSANWAH

4. These two pergannahs stretch along the Rampoor boundary from Sheeslgurh on the north to the Rungunga on the south. There are several of the Ajaon villages lying along the banks of that river, and about 8 or 10 are situated on the opposite side of it. The capabilities of these Rungunga villages are generally inferior to the inland ones, but there are also one or two exceptions. The soil of Ajaon and Sirsanwah is, generally speaking, fertile, and the staple products are rice, and mukka, which in these pergannahs are found to be valuable crops. Many of the villages are populously inhabited, and the majority of the cultivators are koormees, who are the best practical agriculturists in this part of the country.

5 The malgozaice management also in these two pergannahs was originally in the hands of the village moquddums In Sirsanwah unfortunately, we have since the cession displaced the greater number of the moquddums, and substituted our modern zemindaars, and this has also been the case with about one-third of the Ajaon villages, the remaining two-thirds being still held by the moquddums It is, I believe, an admitted fact, that agriculture has been found to thrive better in moquddumees pergannahs than where the management has been vested in the hands of zemindaars In this respect Sirsanwah and Ajaon resemble the pergannah of Beesulpoor, and these three pergannahs, as respects the agricultural industry of the cultivators, are superior to every other pergannah in the district

6 There are several estates in Sirsanwah and Ajaon which are irrigated from embankments, by *Gools* These estates of course possess superior advantages, and although their number is not great, yet we must take them into account, in considering the general capabilities of the pergannahs I may remark that no improvements in regard to embankments can be anticipated, so long as the Rampoor people, under the protection of a constabulary force employed by that Government, are allowed to continue their aggressions, because as all the rivers flow through their territories, they can stop the water with impunity It is evident also that our subjects labour under the disadvantage of being left to assist themselves without any Government help, whereas the Rampoor embankments are under the charge and protection of the authorities of that country

7 The rent-ates in Sirsanwah and Ajaon are generally butaie, the only money payments (except where the entire money rates of the Regulation VII settlements still remain in force) being *Hulbundee Nuj-dee* rates To each plough 10 or 12 cutcha beegahs are assigned for the cultivation of mukka and kuppas, and charged at 1 Rupee per beegah, and for all the other land attached to the same plough, payments in kind are made, this is exclusive of sugar-cane, for which money rates are also paid, but the latter is by no means a staple crop in the western pergannahs of the Bareilly district The hulbundee system is universal in Ajaon, and prevalent in Sirsanwah It is also to be met with in the Serowlee villages and in the other pergannahs included in this report

#### CHOWMUHLAH

8 The name of this pergannah is not of ancient origin, having been bestowed by the Rampoor Nuwab, Fyzoollah Khan, who first made the pergannah a separate one, composed of villages from 4 *mehals*, viz., Roodurpoor, Richha, Sirsanwah and Kabur The soil of Chowmuhlah is not deficient in fertility, and some of the estates are well irrigated, but the

peigunnah is chiefly remarkable as being a *mar* or unhealthy one. Its situation sufficiently accounts for this, because many of its villages border on the peigunnah of Roodurpoor, which is notoriously unhealthy, and at no great distance from the Teale. Hence the peigunnah is thinly inhabited, and the cultivators are but indifferent agriculturists, ryots are at a premium and rent-rates are low. But no payments are almost universal, but the cultivators share of the produce, is greater than in most other peigunnahs, the share of the *sukkur* being often not more than *chowhuru* or *puchhuru*. A peigunnah like this can never prosper, except under the influence of a very *light assessment*.

#### SHAHEE, KABUR AND THE SEROWLEE VILLAGES

9. These I have designated the central peigunnahs. The Serowlee villages were transferred a few years ago from the Moradabâd district, in consequence of their being situated on this side of the Ramgunga. They lie to the south of Shahee, and some of them also are intermixed with Ajaon villages. Kabur is better known, perhaps, by the name of its head village, Sheigurh, and the Serowloo estates might very properly be denominated the talooka of Meergunj, which is the chief town, and in which the thannah is situated.

10. The central peigunnahs are superior to Chowmullah, but inferior to the western peigunnahs. They are not, with the exception of some of the northern villages of Kabur, unhealthy. The causes of inferiority to Ajaon and Sursanwah appear to be these. 1st. The soil is not so fertile, and in many places, on the contrary, it is unproductive. The products are less valuable in proportion, and the rent-rates lower. 2ndly. We have no estates in these peigunnahs irrigated from embankments, with the exception of one or two estates in Kabur. 3rdly. The people are not so good agriculturists as in Ajaon and Sursanwah, and we have no moquddumee management. The villages are not so populous, nor are there so many koornee cultivators. This remark, however, does not apply to some of the Seiowlee villages bordering on Ajaon, which are well inhabited, and of which the ryots are substantial.

11. In thus attempting to describe and classify the capabilities of these different peigunnahs, I have only stated the general features which distinguish the three natural divisions of the tract of country under report. I have reduced the component peigunnahs to fertile, unhealthy and middling ones, but when we come to the detail of single estates, we find, as may be expected, numerous exceptions in all of them. Estates of inferior capabilities are to be met with in the fertile peigunnahs, and fertile estates in the poorer peigunnahs; but this does not affect the general correctness of my description and classification.

12 I now come to state the grounds upon which I have fixed the assessment of these pergannahs. Before I proceeded to the settlement of them, I had collected sufficient information, to make me arrive at the conclusion that they were over-assessed. It is so well known, that I need hardly here repeat it, that the greater number of the Bareilly pergannahs became over-assessed from the excessive enhancement of jumas that took place between the 1st and 4th settlements. This fact was particularly true of the pergannahs I am now reporting on, in which, the rates being chiefly butane, the realization of the jumas was for upwards of 12 years subsequently to 1220 Fusco, aided by the existence of high corn prices.

13 The following statement shews the jumas of the 1st and 4th settlement of these pergannahs.

Pergannahs	Highest juma of the 1st settlement	Highest juma of the 4th settlement	Present juma
Ajaon	94,896	1,23,376	
Kabur,	9,825	58,905	1,23,755
Chowmuhilah,	27,030	63,066	50,039
Shahjee,	16,001	65,452	51,042
	Istumar		52,715
Sirsawah,	10,803	61,150	56,446
Serowlee village,	33,570	47,290	44,599

It appears therefore that, notwithstanding the abatements granted by settlements under Regulation VII of 1822 and summarily, that the existing jumas are greatly in excess of what they were at the 1st settlement. Great improvements have certainly been effected since that time, but from all I can learn those western pergannahs, particularly Ajaon and Sirsanwah, were well cultivated at the cession. The pergannahs of Shahjee, and Sirsanwah having been entirely settled under Regulation VII of 1822, will be noticed subsequently, and as the reductions proposed are chiefly for Ajaon, Kabur, and Chowmuhilah, I proceed to mention the corroborating circumstances by which over-assessment was established.

14 In Ajaon and Kabur, the condition in which I found the majority of the people, was enough to convince me that they were suffering from over-assessment. The Ajaon moquddums by their industry, had been able to struggle against it, but I found the most of them miserably poor, and few in comfortable circumstances, such also is the condition of the Kabur malgoozars, the greater number of whom are indigent. From the local inquiries which I made, and from the opinions of people acquainted with the actual state of these pergannahs, my opinion that reductions were called for, was strengthened, and the estimate which I formed was a decrease of 7,000 on Ajaon and 4,000 on Kabur.

15 In Chowmuhlah, the resident malgozas were equally in distress. Many of the estates, however, are held by wealthy men, residents of the town of Bareilly, to whom this remark does not apply, and in these villages, the distress was found to exist chiefly with reference to the cultivators. That the condition of pergannah Chowmuhlah was anything but improving,—and in proof of this, I beg to refer to the case of mouzah Richoli (village statements No. 83),—is accounted for, 1st from the unhealthiness of situation, and 2ndly from over-assessment. The alleviation of the latter cause is in our power, and it will finally tend to the removal of the former. With a moderate assessment, and long leases, it is to be expected that cultivation will be extended and population increased. These results will no doubt have some effect on the climate, as has been found to be the case elsewhere. It is said that the situation of Bareilly was in former times as unhealthy as that of Chowmuhlah, and that it only ceased to be so when the surrounding country became well cultivated and populous. It appeared to me, therefore, of great importance that Chowmuhlah should have the benefit of a moderate assessment. My original estimate was to reduce the existing juma to 4,000 Rupees, but on proceeding to detail, a greater reduction was found necessary.

16 My original estimate for the Serowlee villages was to have retained the former juma, as the people did not appear to be so badly off as in the neighbouring pergannah of Ajaon. On proceeding to detail, I found, however, that there were a number of estates which could not get on without considerable relief, and I therefore found it necessary to allow on the total juma, a reduction of Rupees 1,579.

17 The pergannahs of Shahee and Sirsanwah had been entirely settled under Regulation VII of 1822, during the seasons of 1237, 1238 and 1239 Fuslee, at very large reductions as follows —

	<i>Original juma.</i>	<i>Regulation VII juma.</i>
Shahee,	... 61,675 ... ... .	52,715.
Sirsanwah,	... 66,069 ... ... .	56,446

In going over these settlements again, I expected that nothing more would be required than to prolong the leases in nearly every case, and no estimate of juma was therefore required. The result however has been, that I found several over-assessed estates in both pergannahs, cases in which the people were really suffering from the pressure of the existing jumas; in all these cases I have allowed reductions, the amount of which in Shahee has been 1,043 and in Sirsanwah 688 Rs. Generally speaking, however, I found the assessments of these two pergannahs equitable, and I have entered into inquiries regarding the capabilities of each estate, in the same manner as in my other settlements. I found many estates moderately, nay, lightly assessed, but there was no case, in which I considered

it fair or safe to impose any prospective increase. In these cases, the lightness of the rates was accounted for from the increase of cultivation, effected since the settlement, and to have increased the jumas prospectively from the expiration of the present leases, might have been to check improvement, and to have encroached on the profits of the capital expended, on the hopes of the Regulation VII settlement being permanent.

18. Having stated the total jumas estimated for the different pergunnahs, agreeably to the rules of practice laid down by the Board's Circular orders of the 21st April 1835, I now proceed to notice the manner in which I fixed the detailed assessment. It does not differ from the mode pursued in my former settlements, except that in the present instance, I found the same rates answer for more than one pergannah. Considering the whole tract under review as one pergannah, I have formerly shewn, that the component pergunnahs resolve themselves into 3 divisions of similar capabilities, any further classification I consider unnecessary, as the variations from the general rates, in regard to individual mouzahs of each class, are not so great, that they cannot be satisfactorily accounted for, and a more minute subdivision is, I consider, unadvisable, as likely to create confusion.

19. The following statement shews the general revenue rates and also the rent and revenue rates, on the kinds of soil from which the village statements have been filled up.

Pergunnahs.	General revenue rates per acre on cultivation	Soil	Assumed rent-rates	Deduced revenue-rates
1 { Ajaon, Susauiwah, ...	{ 2 6 0	{ Khadir, . Bhoor, .	{ 3 12 3 0	{ 2 8 2 0
2 { Shahee, Kabur, .	{ 2 0 0	{ Khadir, . Bhoor, ..	{ 3 8 2 12	{ 2 4 1 12
3 { Serowlee villages, Chowinuljh, .	{ 1 8 0	{ Khadu, ... Bhoor, .	{ 2 12 2 0	{ 1 12 1 4

These distinctions of kinds of soils have been retained, to make the statements correspond with those of pergunnahs Crore and Nuwahgungj. In the tract of country under review there is, however, not much bhoor or sandy soil, the soils being chiefly muttear and doonut which have been both classed as khadir. Hence in the statements the bhoor areas will be found to be of small extent. The rent and revenue-rates on soils, are only useful as a check on the general revenue-rates, which from all the experience I have had, I consider a much more safe and useful standard for the purposes of assessment.

20. In fixing the detailed assessment of each mouzah, the following rules were observed; 1st Care was taken to distribute the total juma of each pergannah over its component mehals, equitably and with reference to their actual capabilities. 2ndly The general rates were ad-

standard for guiding this distribution, and it was made an object to equalize the rates of assessment as much as possible 3rdly The same rates having been assumed for whole pergunnahs, it was found necessary to pay particular attention to the general capabilities of the lands and condition of the people, in each case, the results of which are stated in the miscellaneous remarks of each mouzah, so far as was found necessary for the explanation of variations in the rates of assessment as actually fixed 4thly The greatest reductions allowed were, where the rates were formerly highest, but in all these pergunnahs there were several estates, of which, on account of inferior capabilities, the rates were low, and notwithstanding the apparent lowness of the old assessment, the people were found to be in distress In such cases, after due inquiries, and satisfying myself that relief was called for, I have not hesitated to consider the estates as exceptions to the general rule, and to allow such abatements of juma as I thought proper Considering that the pergunnahs were all over-assessed ones, it was only fair that the poor estates should have the benefit of the revised assessment as much as those of superior capabilities, but in such cases I never lowered the rates, unless I was sure that relief was actually required

21 It is evident that where such general rates have been taken as the basis of assessment, great allowance must be made for differences which still exist, notwithstanding the alterations made after procuring the requisite local information It was not attempted to fix all the jumas at the same rates, but merely to approximate them to the same standard as far as appeared advisable, and with reference to the exceptions I have noticed, my object has been to fix such a juma for each estate, as may be realized without distress for 20 years, and at such moderate rates, as may allow the people to extend the cultivation, to become comfortable, and to prosper I believe that the assessments have given satisfaction, and I allowed every man an opportunity to discuss the propriety of his juma If he was dissatisfied with my assessment, and could prove that it was founded on wrong data, I was always prepared to alter it accordingly The consequence has been that I have had only one case in the whole of these pergunnahs, in which I have had to take a farming offer in consequence of the recusance of the proprietors

22 The results of the revised assessments are noted below —

Pergunnah.	Original juma	Revised juma.	Decrease
Ajaon, ...	1,23,755	1,15,733	8,032
Kabur, ..	50,039	45,161	4,878
Chowinuhlah, ...	51,042	44,531	5,511
Serowlee, ...	44,599	43,020	1,579
Shahce, ...	52,715	51,672	1,043
Sirsanwah, ..	56,446	55,758	688

The abatements granted, exceed my original estimate, because, on proceeding to detail, I found that in each pergannah the cases requiring very considerable relief and large reductions, were even more numerous than I had anticipated. This has been the case, notwithstanding the additions to the juma from resumed maafees, assessed in Ajaon at about 1,500 Rupees, and in Kabur and Chowmuhlah at about 1,200 Rupees.

23 With reference to the Commissioner's letter of the 24th August last, regarding the cases of Bishnuptpuri and Mobarukpoor, pergannah Ajaon, I beg to refer to the miscellaneous remarks on these two mouzahs, (village statement Nos 10 and 62). In both cases I have proposed abatements of juma though not to the amount formerly granted by Mr H S Bouldeison. The difference, however, is owing to the cultivated areas by the survey, being rather in excess of those given by the old measurement, the rates of assessment now assumed being nearly the same as those fixed by Mr. Bouldeison. It appears, therefore, that in reality injustice was done to the old malgoozars in being ousted, and their estates made over to speculators, as the farming settlements however have been sanctioned, they cannot be interfered with so long as the leases have to run. At the same time the farmers can have no claim, in justice, to the abatements now allowed, to the benefit of which the old malgoozars alone must be considered to be entitled. On this principle the settlement arrangements for both estates have been concluded.

24 It would be needless for me here, to repeat any description of the system pursued in the settlement of these pergannahs, regarding the records of proprietary rights, assameewai bundphatas, resumption of maafees, &c. The same plans and arrangements have been concluded as in my former settlements, and which I noticed in my report on Crore and Nuwahgunj.

25 Regarding the tenures of these pergannahs, they do not essentially differ from those of the pergannahs already reported on, nor is there any thing new regarding them, to be brought to light. In 86 villages of pergannah Ajaon, the zemiudaree right belongs to Raja Kehree Singh, but the malgoozaree is carried on by the moquddums. At the 4th settlement the amount of the Rajah's malikhana was fixed at 5,000 rupees per annum, and he besides holds, at a nuzerana juma, the estates of Sheoopooroo and Lodheepoor, which after paying the Government assessment, yield him, it is supposed, an income of 2,000 rupees. The existing arrangements appear to be fair and just to all parties, and no alteration of them seems to be at all called for.

26. To the statements of pergannah Chowmuhlah have been added two estates, Chirrey Dandee and Dum Khoodea, which at present belong to talooka Tissooa, in pergannah Furreedpoor. In consequence of

then detached situation, they could not be surveyed and settled with that pargunnah, and I found it necessary to settle them with pargunnah Chowmuhlah, to the estates of which they are, I believe, contiguous. It appears to be advisable that, in future, these estates should be actually transferred to Chowmuhlah or perhaps to pargunnah Richa, to which they also adjoin. The former juma of these estates was 1,300 Rupees, and it has now been fixed at 1,150 Rupees. In consequence of the peculiar circumstances of these two estates, a mistake occurred, by which their juma was not added on to that of pargunnah Chowmuhlah, in the general statement of the district, which accompanied my letter of the 19th July last. I therefore think it necessary to notice the mistake which, through the inadvertence of my amlak, then occurred, and which makes a difference of 1,300 Rupees on the total former juma, and of 1,150 Rupees on the total revised juma of the district of Bareilly, as exhibited in the general statement above referred to.

BAREILLY SETTLEMENT  
OFFICE.  
*The 1st August, 1837*

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I have, &c,  
(Signed) JAMES W MUIR,  
*Settlement Officer,*

## No 1.

To J DAVIDSON, Esq,

*Offy Commissioner of Bareilly*

SIR,

I have the honor herewith to forward the settlement of pergannah Jahanabad, zillah Pilibheet, effected under the provisions of Regulation IX 1833

The pergannah of Jahanabad is about 22 miles in length, and <sup>Size and situation</sup> averages 3 miles in breadth, containing an area of 1,03,930 acres. It is bounded on the south by the pergannahs of Ciore and Nuwalgunj, belonging to the Bareilly district, on the west by Richa, and on the east by Pilibheet. To the north is the Terai jungle which stretches, with little or no intermission, to the foot of the hills. The villages of this pergannah may fairly be divided into four distinct classes

<sup>Classification of villages</sup> 1 The mar or jungly villages to the north, where, although the soil is good, the malaria, which prevails during the rainy months, bars general cultivation. Rice forms the chief produce of these villages, although a little sugar and the rubbee grains are often cultivated with success. The want of irrigation in most of these villages is a drawback, which, as long as it exists, will always compel the cultivators to depend principally on the khureef

2 The comparatively healthy, but unirrigated villages, which are to be found in the middle or rather to the east of the pergannah, and whose produce, though generally abundant, is uncertain. Rice and wheat are the staple crops, but sugar, cotton, and tobacco are sometimes grown, although only by the richer cultivators, on account of their uncertainty.

3 The villages which prevail to the south-west and west. The soil of this part of the pergannah is not better than that of the preceding class; but its irrigation, being principally derived from muddies, is more to be depended on, and the crops are consequently more certain.

The 4th class consists of the villages to the south-east, whose soil, laying between the beds of two rivers, is almost always of itself moist, and being very rich, is consequently the most valuable in the pergannah. But although I have had little difficulty in thus classing the different villages of the pergannah, yet the great discrepancy between the rates of the mar and those of the 2nd and 3rd class, which adjoin it, has compelled me to assess the villages on the edge of these divisions at rates, rather having reference to those of the neighbouring class, than of its own. Thus a

village at the southern edge of the maa will be found to be assessed as much above its revenue rates, as one to the northern edge of the 2nd or 3rd class will be assessed below them. This has been unavoidable, for in that part of the pergunnah, every half mile to the north or south, makes a great and perceptible difference in the value of the land.

It will be seen from the above, that while my distinctions are chiefly based upon two desiderata, climate and irrigation,  
Climate and soil little reference has been made to the soil. The fact is, that, excepting the 4th class, there is hardly any difference throughout the pergunnah on this head. It will be seen hereafter that the soil of Jahanabad is principally doonut or mutteear, which are equally valuable, while the proportion of bhoor land is comparatively trifling. The climate, as I have already said, varies considerably during the rainy months, in the northern or mar villages it is so deadly as to have the greatest effect upon the rents; for no one will choose a bad climate unless it have peculiar advantages unattainable in healthier regions.

But although earth and air considerably influence the value of a district, irrigation is a matter which, perhaps, in a tropical country, is of more immediately direct productive consequence to the coffers of Government than either, and to it therefore have I directed my best attention. From the peculiar nature of the soil cutcha wells cannot be used in this pergunnah, as they choke as fast as they are cleared. All irrigation is carried on by gools or cut ditches, which convey the water from the rivers, tanks and jheels to the fields, and the value of a village is, therefore, materially affected by its proximity or otherwise to a good river.

The streams of note in this pergunnah are the Deoha, the Kylass, the Ubsera, and the Pungeilee. The first is a duineao, and flows with a strong and rapid stream into the Ramgunga, being navigable during the rains for boats of 400 maunds. Its bed, however, being considerably below the level of the surrounding country, the waters of this river are useless for irrigation, while the lowness and sandy nature of its banks, must ever prevent its being dammed. I shall probably say more of the capacities of the Deoha as regards navigation in reporting on the pergunnah of Pilbheat, of the second I will say more hereafter, at present, merely that it is a hill stream which, passing through a tract of jungly country, empties itself near Downee into the Deoha, and that the Kylass, on account of the lowness of its bed, is not at present used for irrigation. The Ubsera and the Pungeilee nuddees do all in their power to compensate for these two first rivers, and the country through which they pass is irrigated as far as their waters will permit. But they are not hill streams, and it therefore continually happens that the demand for water

is greater than they can supply, and that villages close to their banks find themselves parched up in the day of need for want of water. Were the streams of these two nudes strengthened, we should have two-thirds of the pergannah instantly and constantly irrigated, and after a time, I doubt not, the zemindars of the remaining portion would find it worth their while, as is done elsewhere, to convey the water by ghol through the whole pergannah.

The principal produce\* of Jahanabad, at present, consists of rice and  
Produce and mu- corn. The first is of a most superior quality and is export-  
ket ed to all parts of India. The famous Pilibheet rice how-

Rice ever, which is said to have been, and I believe is still, invariably used by the royal family of Delhi, is not grown in this pergannah. It thrives only in the heart of the terai and among the lower hills of Nepaul, disdaining to grow in any comparatively healthy part of the district, very good rice, however, is grown in this pergannah, and is especially the favorite crop of the poorer cultivators, although it varies a good deal, we may take 10 rupees as a very fair average of the market value of the produce of an acre. The quantity produced, of course varies every year, but as that variation is usually common to the whole district, as well as to the adjoining rice lands of Mojadabad and Shahjehanpoor, it is easier to be certain in this case than in others, for Pilibheet, being a far greater producer of this article than any other zillah in Rohilkund, the price of rice greatly depends upon its supply, while the foreign demand is not variable. Whether, therefore, the season be good or bad, 10 Rupees is about what the produce of an acre of average land will fetch in the Pilibheet bazar.

Wheat and other rubbee crops may be valued at about the same  
Wheat or rather less, though not with the same certainty. It is probable that it is partly on this account that the rubbee land does not bear a proportion of more than a fourth to the khureef, and that in many villages little is grown beyond what is required for the cultivator's own consumption, but the want of irrigation is the great cause of this deficiency, as where there is water, the rubbee crop is invariably most abundant. In fact as the natives themselves say "with water Jahanabad is Cashmere, without it a desert".

The next produce in importance, and which, if the pergannah was  
Sugar irrigated, ought to be its staple, is sugar. In consequence of the want of water comparatively little is grown, but that little is of the best description, and in villages where it is properly watered, the crop fetches about 36 rupees an acre. The usual rent paid for sugar-land by the assamee to the zemindar is from 2 Rupees a cutcha beegah to 2-12, which is from Rupees 12-8 to 17-3 an acre; at present, however, from the

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\* All the produce of this pergannah, with a few individual exceptions, is carried for sale to the Pilibheet bazar.

want of water, it is too uncertain a crop to be grown by any but the richer class of cultivators. Mahomed Ally Khan, zemindar of Purewa, of whom more hereafter, is the only person who has grown the cane to any extent. Sugar find, a ready market at Pilibheet, and as the whole of Jahanabad is fit for sugar cultivation, it might be produced in almost any

Cotton quantities, did circumstances permit it. This pargannah also produces cotton and tobacco. The first is of an inferior quality and is not valuable, and I do not think it is a crop likely to be much extended, as Rohilkund could never compete with that of the Doab.

Tobacco on the other hand, though not quite so good as that of Tobacco Bareilly is found to succeed perfectly, but the moorabs alone have hitherto grown it. These assanees pay to the zemindars for their tobacco land from 3-12 to 4-8 an acre, and the crop fetches on an average 15 rupees. The growth of tobacco is as yet little understood in this pargannah, but I hope the success of the moorabs will presently induce other castes, equally competent, as the lodhas and koormees, to undertake its cultivation. In this, however, as in others, water is the grand necessary.

The former juma of this pargannah was not only very high, but Pergannah juma I should be inclined to say, very unevenly put on, by which I mean that many villages paid as much too little, as others too much. This has, I hope, been now somewhat rectified, and although in some of the villages the variation was so great, as almost to make me doubt the correctness of my own assessment, yet I found no difficulty in getting the zemindars to engage, and the durkhasts were all taken in the course of 4 days, with the exception of 5 villages, which in consequence of the refusal of the zemindars, I gave to farmers, for all of these, however, I received durkhasts after the expiration of the time, from the zemindars, although I could not then accept them. The inequality of assessment above-mentioned, is probably to be ascribed to the old system of settlement, and the want of a good khusrah, but it has been the more burdensome that many of the zemindars have been, ever since 1237, keeping their land out of cultivation in anticipation of the new settlement, which they have been yearly expecting. They were foolish no doubt, but it is unfortunate that in ruining themselves, they also to a great extent injure Government, and I have been obliged in consequence of this, and of the great losses which they suffered last year in population, to lower, what I should otherwise consider fair jumas, in many villages, for the first few years, to enable the zemindars to recover the losses, which their folly and misfortunes, have together brought upon them. The juma of this pargannah for the present year (1246) is Rs 1,26,367, but of this nearly Rs 10,000 is nominal, being remissions for duryaboordee, unreported summary settlements, &c., so that the present *real* juma of Jahanabad is

only Rs 1,16,996. It is unnecessary for me to detail all the means used to arrive at the truth in the formation of my pergannah juma, and its subsequent distribution throughout the different mohals. My great difficulty was the almost universal payment in kind, which as I think I have already observed, prevails throughout Jahanabad, which, added to the great difference in the value of land in different parts of the pergannah, rendered it difficult to arrive at satisfactory conclusions regarding its assets. By visiting myself most of the villages of the pergannah and availing myself of every opportunity to acquire some knowledge of their several peculiarities, I trust I have been enabled to overcome these difficulties, as far as could be expected, and that the present assessment will be found a pretty fair one, my proposed juma for 1247 is Rs 1,08,358 and for the last year of the settlement Rs 1,13,133. This is a much greater decrease upon the old juma than would appear at first sight,asmuch as it includes an assessment of between eight and nine thousand rupees paid by land now resumed, my full and ultimate assessment falls at the rate of 1-1- $\frac{1}{2}$  an acre upon the whole area of the pergannah and at a rate of 1-15-4 per acre upon the land now under cultivation.

I have already stated the necessity for the division of Jahanabad Deduced revenue rates into 4 classes, and that the doonut and mutteear lands of this pergannah are in point of fact equally valuable.

My pergannah revenue rates fall on these classes respectively as follows —

	CULTIVATION						WASTE			
	Irrigated			Unirrigated			Doomut	Mutteear	Bhoor	
	Doomut	Mutteear	Bhoor	Doomut	Mutteear	Bhoor				
Mar or 1st Class,	1	7 0 1	7 0 1	1 0 0	14 0 0	14 0 0	11 0 0	3 0 0	8 0 0	2 0
2nd Class,	2	4 0 2	4 0 2	0 0 1	15 0 1	15 0 1	12 0 0	6 0 0	6 0 0	4 0
3rd Class,	2	8 0 2	8 0 2	4 0 1	15 0 1	15 0 1	12 0 0	6 0 0	6 0 0	4 0
4th Class,	2	12 0 2	12 0 2	7 0 2	5 0 2	5 0 2	1 0 0	10 0 0	10 0 0	8 0

The payments of the assamees are of 3 kinds 1st money; 2nd kunkoot; Village rents and payments 3rd butaie. The first prevails in a few villages to the south where it was introduced by former Collectors at different settlements, and can only be viewed as the exception to the rest of the pergannah 2nd.—I know not if the kunkoot payment is common in other zillahs, but it is a very acceptable one to the zemindars, and prevails in more than half of the villages of this pergannah. As the system may be peculiar I may as well define it by saying that the kunkoot payment is as the word implies, a valuation made by the zemindar of the crops on the

ground just before they are cut. The share he is to receive in the crop being fixed before hand, as the rent of the land, he thus settles what that share is, worth in money and takes the sum so fixed from the assamee after the grain has been cut and sold, the assamee generally paying him whatever his share of the grain is worth at the market price, minus one seer in the rupee for carriage, &c., &c. This plan of course is a good one for the zemindar who, being judge in his own cause, can fix what value he likes upon the crop on the ground, for I need not say that in case of a dispute the zemindar generally gets the best of it. I have, however, in the village papers taken care always to state in what way these disputes are to be settled. The common and best method is to cut a biswa of the best and of the worst, and see what the mixture amounts to. The average rent paid by the assamees to the zemindar in the healthy parts of the pergunnah is one-half and occasionally one-third, while the rases or better classes, pay a-third or a-fourth, as the case may be. In the malar villages the common assamee, pay from one third to one-fifth and sometimes only one-sixth.

3. The butiae, I need hardly say, is the payment in kind after the crop has been cut, when the grain is weighed and the zemindar takes his half or whatever the rent may be. This mode of payment is more popular among the assamees, as the zemindar cannot then take more than his share. But the zemindars complain, and with some reason, that the assamees often abstract a quantity of the produce before bringing it to be weighed, and that to prevent this it is necessary for the latter to be watched while cutting their crops, which detracts from the profit of the zemindar. I ought to mention that sugar, cotton, and tobacco lands have throughout the pergunnah fixed money rents. It would be easy to write a volume upon the separate tendencies of these three systems of payment without, in the end, coming to any very clear conclusion. The money payment prevails, I believe, in most parts of India and appears to me on the whole the best, but after a good deal of inquiry I am disposed to think that it is not desirable to introduce it here until both zemindars and assamees turn to it of their own accord. Both the kunkoot and butiae rents are open to two great objections.

1st.—They certainly check improvement in the state of the cultivator, and also in the mode of cultivation, for who would go to the expense of digging wells or manuring his land, when the zemindar receives half the produce, whether much or little, of the assamees toil, it is true the assamees half is increased, but still he has not the same profit as he would were the rent of his land permanently fixed at so much an acre, whether the crop is good or bad. The assamee under this system can never save money and its tendency is therefore to keep him in the lowest possible condition, without driving him from the village.

2nd — It is an anomaly that the zemindar should receive a constantly varying rent, while he pays a fixed one. He has 3 or 4 good years, and finds that his assets considerably exceed his payments, and he lives accordingly, a bad year comes and he gets nothing, for he can only claim a share of what is actually produced. The consequence in this pergunnah has been, what might have been expected, half the zemindars are deeply in debt and many are bankrupts. It may be said that the same thing would happen to the assamee instead of the zemindar, if his rent were fixed, which is true, but it is safer to have a number of small bankrupts in this case than a big one, for the zemindar has his security for payment in the legs and arms of his debtor while Government can only oust the zemindar at the risk of damage to the estate, moreover, having comparatively little to lose, the assamee may be bankrupt with much less inconvenience, both to himself and Government, than the zemindar. I may also observe that it is evidently impossible to enter a summary suit for a batai payment, as no one, except those concerned, can say what quantity of grain was produced, while the tendency it has to grind, and to which I have already alluded, will be acknowledged by any one who sees in how much lower a scale of comfort the assamees of this pergunnah live, than the inhabitants of other districts, the quarrels attending this variability of payment has also the effect of constantly inducing the cultivator to change his village, so that in Jahanabad the number of hereditary assamees is very small. But although the ryots often complain, they find one virtue in this mode of payment,—which in their estimation, is a great one,—they are never actually turned upon the world. If they have a bad crop, the zemindar can only take a proportionate share, and their property, therefore, can never be attached. In a pergunnah, like Jahanabad, where from the uncertainty of irrigation, the crops cannot be depended on, this is doubtless a great consideration, but I think it will be found that, if my plan for increasing the irrigation be adopted, money rents will gradually succeed the present ones. There are numbers of little ways which I might mention, but I fear their recital would be tedious, in which both assamees and zemindars manage to cheat one another. These disputes, however, though far from desirable, seldom cause direct loss to Government except occasionally in a kunkoot village, where the zemindar and ryot disagreeing as to the value of the crops on the ground, sometimes carry it so far as to let them stand uncut till they spoil. In the few villages where the money rents do exist, the assamees, although their villages were generally over-assessed and they complained accordingly, appeared to me better off than others in the same part of the pergunnah.

These have been issued according to the Board's directions with Is-tihars for 15 days, through every village, and where the rate has been disputed it has been settled by panchayuts.

This does not appear to call for any further remarks

It will be found that the putwaike, chowkeedai and kotwai or bolahir,  
Village officers are generally paid by an established rate upon the produce of the village I have, therefore, contented myself with sending a list of the names of each of these officers, with their respective rates of payment, to be advertised along with the jumabundee of each village, by this means all future disputes, both as to the individuals and their rates of payment, will, I hope, be avoided I have also given the chowkeedars and kotwar, 2 or 3 acres, rent free, as directed by the Sudder Board The system of the village officers being paid by general contribution, appears to me a good one, and if properly kept up, I conceive that it will tend to make them more servants of the village and less of the zemindars

Of the zemindars of this pergannah, *facie princeps*, stands Mahomed Ali Khan of Purowa I believe it is not usual for the Government in this country to distinguish this class of persons by any particular notice, or I should have solicited something of the sort for him Possessed of a large ill aqua, in this, as well as in other pergannahs, he devotes himself to its improvement, and disdaining the empty show, too often pleasing to a native mind, turns his whole attention to the population and irrigation of his estates I believe he has not a single village which he has not completely watered by canal irrigation, in many cases bringing the water a distance of 12 and 14 miles His example has not yet found followers, though I would willingly hope that the other zemindars may see their own advantage in imitating him The next zemindar in importance is Chowdhry Busunt Ram, of Bareilly notoriety, of him it is unnecessary for me to say more than that he never comes near his property in this district, and trusts all to his kawindas, who proportionately cheat him, and oppress his ryots His villages have, in consequence, suffered more than any others during the last years famine, and if any of the balances of 45 are to be taken, I would point out the Chowdhry as a most proper subject for the demand After Chowdhry Busunt Ram is Dhoom Singh the canonee of Pilibheet, who has a large property in this pergannah He is a very fair zemindar, and treats his ryots as well as his means, which are a good deal exhausted, will permit him, the same notice will apply to Mahomed Yar Khan, who is also so much in debt, as to make it probable that some of his villages will, ere long, be sold Golam Mahomed of Umureca has also some fine villages in this pergannah, which although unirrigated are very well managed ; he is a thriving man and is on the look out for farming leases The other zemindars of this pergannah do not seem to call for any particular remark, unless it be with regard to the Sindarnuggur illaqua, the settlement of which, in consequence of the death of the moostajir, and for the reasons stated in the papers of those villages, I have made with

Munsoor Ullee Khan and his brothers I ought, however, in justice to myself to say, that it is most probable in consequence of the expensive habits and debts of those individuals, that their estates will not pay their revenue, in which case, the jumas being by no means high, I hope they may be at once sold, until the present zemindars are ousted, I do not expect much good from the illaqua The same thing may be said of the zemindars of Sooswai and its adjoining mchals

The principal cultivators in this district are the koormees, khans, Ryots loddhas, raens, bungias (Hindoo and Mussulman) and mawatis There are also some Puthan villages, whose inhabitants, as is their wont, are bad cultivators, and I believe they are rather discontented at my not having made greater allowances for them in the settlement I think, however, I only repeat the expressed opinion of the Board of Revenue when I say, that I cannot conceive a more injurious principle than to put those castes, who are too proud to put their own hand to the plough, on a superior footing to him who earns, by the sweat of his own brow, his family's subsistence I do not wish to be hard upon the Puthans, for it will be seen that their rents are lighter than their neighbours of other castes, but I do not think they have any claim to that exclusive indulgence which they often assert to be their right Of the other castes, the koormees, khans, loddhas and raens are the best cultivators, while the mawatis are the worst, they being nothing more than a set of thieves There are fortunately only a few villages inhabited by this caste to the west of the pergannah I have said nothing of the moraos because their number is so small, but they are by far the best of all, and the only class who grow tobacco

I ought, perhaps, to observe that all the tenures in this pergannah are pure zemindaree, most of the estates

Tenures. belong to a single individual, and in the others, I have generally found the small shareholders willing that the two largest sharers should be appointed muzzoobars, and in one or two cases, where there was a difference of opinion, I allowed the majority in point of property to decide it I found several estates, however, in which the owners had been constantly quarrelling among themselves, and were mutually anxious that their respective shares might be divided off under Regulation XIX of 1814 I accordingly appointed ameens, under that Regulation, for 12 villages at once, and on giving over charge of the Deputy Collector's office, directed Newazish Ullee Khan to continue to superintend their operations As soon as they are completed I will report them separately, but as I am not quite sure whether, as a settlement officer, I have authority for this measure, I now mention it, in order that, if I should have acted illegally, I may make the cases over to the Deputy Collector's office I believe in one zillah almost all the estates were divided at the settlement, and although I am not prepared to

recommend so very general a measure as that still it appears to me that, in cases where the proprietors evidently cannot agree among themselves, and by their dissensions are ruining their villages, no measure can be more satisfactory than a division by butwara, and no time more proper for that division, than the settlement.

I have annexed to this report a list of the portions of land under ~~Management~~ ten beeguls which have now come under revision, as well as those above ten beeguls, which on account of the land being devoted to religious or charitable purposes I would recommend to be allowed to continue rent-free. Of those under ten beeguls, I have generally contained the *bond jute* charitable and religious portions, and resum'd those, where either no better reason for their existence could be given than the whim of the zamindar, or where it was a fictitious tenure.

I have taken the usual ikia namahis from the malgoozars, to pay one per cent upon their jumas for the road fund. I would recommend that its first proceeds be applied to build bridges across the Pungylee, Upsuna, and Bhagool. The want of bridges over those rivers is much felt, and they will, when made, much facilitate the internal commerce of the country.

My attention has been particularly drawn to this subject, and I trust that some fruitful sources of discord will for the future be much diminished in Jahanabad. I was not able to complete the arrangement of all the villages before my departure, but fully explained the matters, which especially required attention, to Newazish Ullee Khan, Deputy Collector under Regulation IX of 1833, and he has completed them with his usual ability. I enclose a dozen Oidoo misls, taken at random, for your inspection, with each of which a village paper is included.

In concluding this report I ought to say a few words on the general state of the inhabitants of Jahanabad. The greater number of the zamindars, and almost all the ryots, are deeply in debt, partly from the former settlements being high, partly from misfortunes of the seasons, and partly from their own folly in keeping the land so many years out of cultivation for the settlement. This district generally suffered I think more last season, than any other I have seen, and it will be many years before it regains its former working population. Most of these evils will however, *de necessitate*, cease for the future, and I sincerely hope that, after a few years, we may see the cultivators and proprietors of Jahanabad avail themselves to the full, of the natural advantages which they possess, and by industry, combined with economy, raise themselves to a footing of at least equality with the inhabitants of similarly situated districts.

In conclusion, I trust that if I shall be found to have anywhere erred in my settlement of this pergannah, it may be ascribed rather to me penitence, than to any want of proper zeal or attention to the discharge of the duties entrusted to me.

SIMLA, PILIBHEET SETTLEMENT }  
OFFICE,  
*The 5th September, 1830* }

I have, &c,  
(Sd) F S HEAD,  
*Settlement Officer*

P S I have not sent a statement of arrears due from the villages of this pergannah, because I reported on them all from the Deputy Collectors' office in March, and were I to send one now, it would be merely a repetition of that then transmitted.

FROM F S HEAD, Esq,

*Settlement Officer of Pilibheet*

To F H ROBINSON, Esq,

*Offy Commissioner, 3rd or Rohilkund, Division*

*Dated Pilibheet, the 1st December, 1840*

SIR,

I have the honor to forward the settlement of pergunnah Pilibheet, effected under the provisions of Regulation IX of 1833

2 As in Jahanabad and Richa I have been obliged to divide this pergunnah into 3 classes, on account of the variety of climates There is more sand in the soil of this pergunnah than in Jahanabad and Richa, and there is at present little river irrigation This last is of course a very great disadvantage, but, putting it out of the question, I think that, in a good season, the crops of Pilibheet are quite as fine as those of either of the two other pergunnahs My rates for unirrigated land do not therefore materially differ from those of Jahanabad and Richa

3 This pergunnah has been hitherto the worst assessed in this district The juma has not only been too high, but it has been unevenly laid on, and the consequence is, that there is at present a most disproportionate quantity of waste land Other causes may also be given, which have certainly had their effect in reducing Pilibheet to its present impoverished condition, a large proportion of the mehals belong to rich men residing at a distance, who have in consequence taken little trouble about their estates, leaving the ryots to the alternate mercies of a kalm-dah and a kutkinnadar In this pergunnah are a large number of lawaiis villages, which I have reported on separately, but which have never received the same attention from their farmers, that was paid by zemindars to their own estates I may add that the system which has hitherto prevailed in this pergunnah, of assessing villages in bunches or talukas, has also had its effect in throwing estates out of cultivation I have now assessed every mouzah in the pergunnah separately, so that each must, in future, stand or fall upon its own merits, without burdening or being burdened with other villages

4. The foregoing remarks will have indicated that I have been obliged to make a considerable reduction in the assessment of this pergunnah The present nominal juma of Pilibheet is Rupees 1,77,345, while the actual demand is 1,63,475 Thus I have reduced to 1,33,267, which, including as it does 7,539 Rupees assessed on maafee lands lately resumed, reduces the real old assessment of the pergunnah to Rupees 1,25,728. I should have been obliged to recommend a still larger reduc-

tion were it not, as I have already observed, that I found many estates as much under-assessed, as their neighbours were over-taxed, so that a proportion of the load now taken off the latter has been laid, though I hope with proper caution, on the former.

5. I have been considerably embarrassed by the strip of the forest which runs down at a right angle from Bilheet to the southernmost point of the pergannah, forming its eastern boundary. The estates immediately contiguous are by no means so unhealthy as those bordering on the terai, indeed, the only real drawback to their prosperity, arises from the depredations of the deer and hogs. In fixing their assessment, I have been obliged to trust, more than usual, to my own inquiries, for it is impossible to use any revenue rates different from those of the class to which they belong, two miles from the forest, land is as valuable as it is anywhere, and it is only the fields within that distance, which pay lower rents than their neighbours. It will be seen that the old assessments upon these estates form no guide whatever, some being extravagantly high, while others are unreasonably low. The difference in cultivation is also remarkable, many being highly cultivated and paying a high juma, while others with a low one are lying waste. This last class of course belongs to bad managers, and some of them will, I hope, soon pass out of their present owners' hands, as I have endeavoured, without oppressing these estates, to lay such a juma upon each, as will force them to bring a certain extent of land under cultivation, in order to pay it.

6. My revenue rates for this pergannah are as follows, exclusive of course of the forest.

	Irrigated				Unirrigated				Waste			
	Doomut		Bhoor.		Doomut		Bhoor					
	Ma.		B.	Ma.	B.	B.	Ma.	B.	Ma.	B.	Ma.	B.
Max.	1	8	01	2	01	0	0	12	00	3	00	20
2nd Class,	2	8	02	4	02	0	01	12	00	6	00	40
3rd Class,	2	12	02	7	02	4	02	0	00	8	00	60

My proposed assessment falls per acre upon the cultivation 2-3-6 and upon the malgoozaree area 1-4-8

7. The chief produce of Pilibheet is rice, but in consequence of the difference of soil, there is a larger proportion of rubber crops here than in either Jahanabad or Richa. Nearly all the land in the southern part of this pergannah bears two crops, but from the want of irrigation the 2nd is always uncertain. If Pilibheet were properly irrigated it would be the most fertile pergannah in the district. The rents here are very high, being about 15 per cent above those of Jahanabad and Richa, for lands similarly situated with respect to climate and water. The sugar here is

particularly good, and nearly equal to that produced in Beesulpoor. In other respects the produce is much the same as that detailed at length in my Jahanabad report. For the trade of this pergunnah I may refer to the remarks appended to the No II statement of the city of Pilibheet.

8 The tenures of Pilibheet are pure zemindarce, wherever there are acknowledged proprietors of the soil. There are no cultivating communities outside the jungle, and there are few villages inhabited by less than 4 or 5 different castes. I may except the Banjaraah villages to the east of the pergunnah, but they all belong to individuals of that caste, as zemindars. The terms upon which I have disposed of the ship of forest before alluded to, is detailed in the No II statement of that mehal.

9 The tehsildarce of Pilibheet has hitherto included the two illaqas or pergunnahs of Bilheriee and Nanuck Mutta. The settlement of the former has been fully detailed in the remarks appended to the No. II statement for that mehal.

I have, &c,

(Signed,) F S HEAD,

*Settlement Officer.*

To F H ROBINSON, Esq,

*Offg Commissioner of Barailly*

SIR,

I have the honor to forward herewith, the settlement of pergannah Richa, zillah Pilibheet, effected under the provisions of Regulation IX of 1833

2 Richa is bounded on the east by pergannah Jahanabad, on the west by Sherghur, on the south by Nuwahgunge and on the north by the terai jungle It contains an area of 99,211 acres, comprises 186 inchals, and at present pays Rupees 1,68,534 to government, which however has been reduced by the settlement, which I am now forwarding, to 1,42,356 Of this reduction, however, 15,221 is nominal, the juma having been already lowered to 1,53,313 by the unsanctioned settlements, to which necessity forced former Collectors to resort.

3 Richa has many peculiarities, in which it resembles Jahanabad, reported upon at considerable length last year It will be unnecessary for me to do more now than briefly to recapitulate them The zemindaaree tenure is universal in all the villages where proprietors are to be found The butale payment, or occasionally the kunkoot, is also, with one or two exceptions, universal for the common khureef and rubbee lands, although sugar, cotton, tobacco, mukka, and one or two garden crops, always pay money rents The assamees are migratory, and like their brethren in Jahanabad, very poor They have not had time to learn local attachment, for there are few villages in Richa which have not at some time broken down, and become more or less depopulated For the same reason there are few raees assamees The staple of this pergannah is rice, which, in consequence of the superiority of the irrigation, is grown here with less risk than elsewhere The sugar produced in Richa is not so good as that grown in Jahanabad, but there is more of it, and the ease with which it is grown, compensates in some measure, for the inferiority of the article.

4 The great characteristic of Richa is its splendid and extensive irrigation. Out of a malgoozaree ruqbah of 64,083 acres, 27,113 are watered. This gives it a great advantage over neighbouring pergannahs, as its cultivators are much less dependent on the seasons, and can calculate consequently much more safely upon their crops. The two great streams by which irrigation is carried on are the bhygool and dhora. There are besides some small branches which flow to or from these rivers, but they are not worthy of mention. There are no cutcha wells in this pergannah and upon these 2 rivers the whole irrigation, and in consequence the prosperity, of Richa depends. I have drawn up a separate memorandum on the subject, which I herewith submit for your inspection, in

Under that if it should be approved of I may furnish the Collector with a copy of it for his guidance hereafter, should any disputes on the subject be again brought forward

5 I have been obliged to divide Richa into 3 classes

1st The mar or jungly villages

2nd The intermediate

3rd The villages to the south

Of these the mar or jungly villages are those to the north of the per-gunnah bordering upon, and almost forming part of, the terai jungle They are very unhealthy of course, but their peculiar bane is the badness of the water, which is alone, at some parts of the year, sufficient to engender fever The history of these northern villages has been very fully detailed in the different reports on their settlements, forwarded by former Collectors It will be sufficient for me, therefore, to say that, on our obtaining the country, although formerly cultivated, they were laying nearly all waste and formed part of the terai jungle Since our accession they have been brought more or less under cultivation according to circumstances ; many of them have no proprietors and have been managed by farmers Regarding this latter class, I may refer to the remarks appended to mouzah Mynajhoondree It will be observed that my rates for these villages are very low, and I do not mean to deny that in many cases, there are individual villages which could pay a higher rate of assessment, but for the majority I am convinced my rates will be found as high as can be realized, without fear of forcing the malgozar to abandon his estate, and that being the case it seems to be not only unjust, but impolitic, to make the few good managers pay higher than the bad ones , under the new assessment I have no doubt whatever that in the course of a few years, we shall have the whole of that part of the country brought under cultivation, and we may then hope that the virulence of climate, which at present prevents cultivators from living there, except under the inducement of very low rents, will be greatly abated In Jahanabad, which was settled only last year, this class of estates have already undergone a really wonderful improvement, and now under a similar assessment, I hope those of Richa will progress as favorably

The second or intermediate class comprises the villages to the south of the regular mar, but which, from their vicinity to the jungle, are more unhealthy than the 3rd class The assamees here generally pay  $\frac{1}{2}$  of the produce to the zemindar, and are altogether at least as well off as those to the south The water is good, and it is only at the end of the rains that they suffer from the climate These villages have always been part of the regular cultivated country

The 3rd class includes the villages to the south which, having comparatively a good climate, are the most valuable in the pergannah. They are nearly all under high cultivation although the ryots usually pay half the produce as rent, besides the fees of the village officers.

6 Before giving my revenue rates I ought to say that in this pergannah irrigated land usually bears two crops of rice or other grain, which is an advantage not met with elsewhere in this district. They are as follows —

	Irrigated			Unirrigated.			Waste		
	Doomut	Muttcear	Bhoor	Doomut	Muttcear	Bhoor	Doomut	Muttcear	Bhoor
Mar,	1 9 0	1 9 0	1 2 0	1 0 0	1 0 0	0 12 6	0 3 6	0 3 6	0 1 9
2nd Class,	2 9 0	2 9 0	2 4 0	1 15 0	1 15 0	1 10 9	0 6 0	0 6 0	0 3 6
3rd Class,	2 13 0	2 13 0	2 7 6	2 4 0	2 4 0	2 0 0	0 7 0	0 7 0	0 5 3

7. It is needless for me to detail at length each step of the settlement I had all my jumas taken, with two exceptions, at once, and from all that I have heard since I am inclined to hope that, without sacrificing the interests of government, I have given in general satisfaction to the inhabitants of this pergannah. In many villages, where in consequence of the excessive assessment the assamees were ready to abscond, I have reduced their rents in the same proportion as the juma, so as to extend the benefits of the alleviation to the ryots as well as the proprietor. I have taken the usual village papers from the different sharers, and have obeyed the orders of the Board to the best of my power.

8 I may observe that nearly all the remarks upon the soil, &c., of the different estates now reported, are derived from my own personal observation, and that I am, therefore, more than usually responsible for their correctness.

PILIBHEET SETTLEMENT

OFFICE,

The 1st December, 1840.

I have, &c.,

(Sd) F. S HEAD,

Settlement Officer.